

STATE OF ALABAMA

SHELBY COUNTY

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That I, **Jerrel Cooley** make, constitute and appoint, **Hannah Cooley**, my true and lawful attorney for me and in my name, place and stead and for my use and benefit, to have the following powers just as fully as I have them personally:

Hannah Cooley shall be my attorney in fact for the specific purpose of executing documents to include, but not limited to, settlement statement, deed, lien waiver, and any other documents, certifications etc. to affect the sale of the property located at 2480 Forest Lakes Lane, Sterrett, AL 35147, which is further described as:

LOT 665, ACCORDING TO THE SURVEY OF FOREST LAKES, 12 SECTOR, AS RECORDED
IN MAP BOOK 34, PAGE 3, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

to **James Browning**, and any documents required by **First Colony Mortgage Corporation** and **Waterfront Closing & Title, L.L.C.** to permit **James Browning**, to obtain a loan and purchase the property. It is understood that my attorney in fact has my authority to sign any documents necessary to close the sale of the above referenced property.

A survey of the above-described Real Estate may be obtained, and it is understood that the legal description reflected on such survey may be slightly different from the legal description utilized above and in such case the survey description may be utilized by my attorney in fact in lieu of the above description.

This Power of Attorney shall not be affected by my disability, incompetency or incapacity and such disability, incompetency or incapacity shall not revoke this Power of Attorney. Further, my death shall not revoke this Power of Attorney except where required by law.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 21st day of March, 2025.

Jerrel Cooley

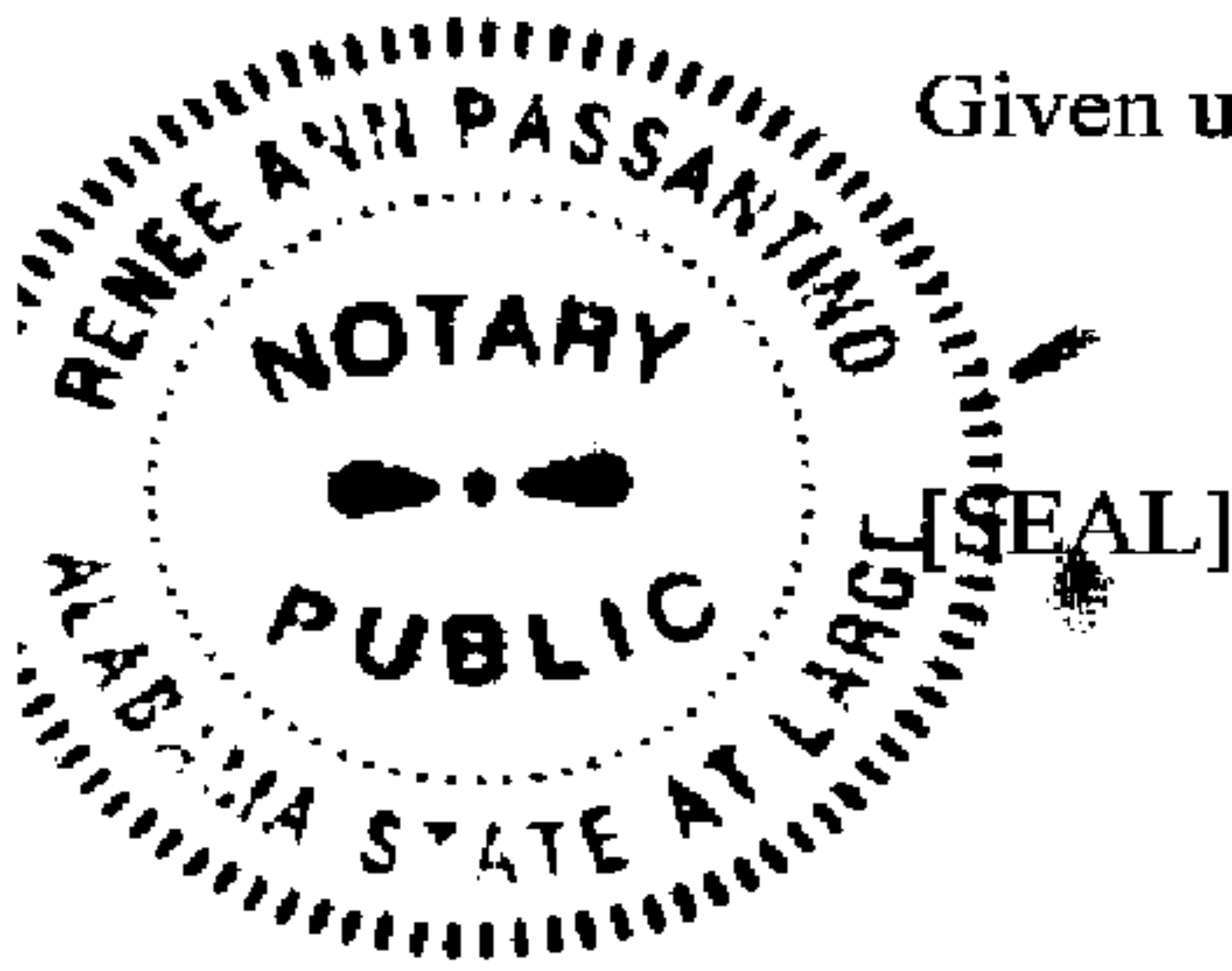
Jerrel Cooley

MAILING ADDRESS:
652 Fish Camp Road
Chelsea, AL 35147

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said State and County, hereby certify that **Jerrel Cooley**, whose name is signed to the foregoing power of attorney, and is known to me, acknowledged before me on this the day that, being informed of the contents of the instrument, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 21st day of March, 2025.



[Signature]

NOTARY PUBLIC
My Commission Expires:



THIS INSTRUMENT WAS PREPARED BY:
Waterfront Closing & Title, LLC
Matthew G. Garmon, Esq.
1203 4th Street Southwest
Cullman, AL 35055
2025-134



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/27/2025 03:08:40 PM
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Allie S. Bayl