

LIMITED POWER OF ATTORNEY

20250808000242780
08/08/2025 03:46:56 PM
POA 1/2

Prepared by: Matthew Kidd
3138 Cahaba Heights Rd, Ste100B
Vestavia Hills, AL 35243

STATE OF ALABAMA

COUNTY OF SHELBY

WHEREAS, **Susan M. Baacke** has entered into a contract to sell the residence at **1061 Greystone Cove Drive, Birmingham, AL 35242** to William M. Rodgers, Jr and Lajuana B. Hardeman for \$950,200.00, said residence being more particularly described as follows:

Lot 23, according to the Survey of The Cove of Greystone, Phase II

WHEREAS, the undersigned, Susan M. Baacke has entered into a contract to purchase the residence at 500 Foothills Ledge, Chelsea, AL 35043.

WHEREAS, the undersigned, Susan M. Baacke will be unable to be present for the closing of the sale of the property nor the closing of the purchase of the property;

WHEREAS, the undersigned as Principal, desires to appoint, Steven R. Baacke, as her Agent and Attorney-in-Fact for the specific and limited purpose to negotiate, execute, deliver, and close the sale of the described property;

NOW, THEREFORE, in consideration of the premises, the Principal hereby makes, constitutes, and appoints Steven R. Baacke as her Agent and Attorney-in-Fact and vests said Agent and Attorney-in-Fact with the full and complete power and authority to make, negotiate, execute and deliver, in the name of the Principal, any and all real estate closing documents required to close the sale of the above referenced real property and to affix the name of Principal to documents required to be executed.

This Power of Attorney shall not terminate on the disability or incompetence of the Principal, but the power of the Attorney-in-Fact herein designated shall continue to be exercisable by said Principal, **Susan M. Baacke**, notwithstanding any later disability or incompetence of the undersigned.

LIMITED POWER OF ATTORNEY

EXECUTED this the 29th day of July, 2025.

Susan M. Baacke
Susan M. Baacke

STATE OF Alabama

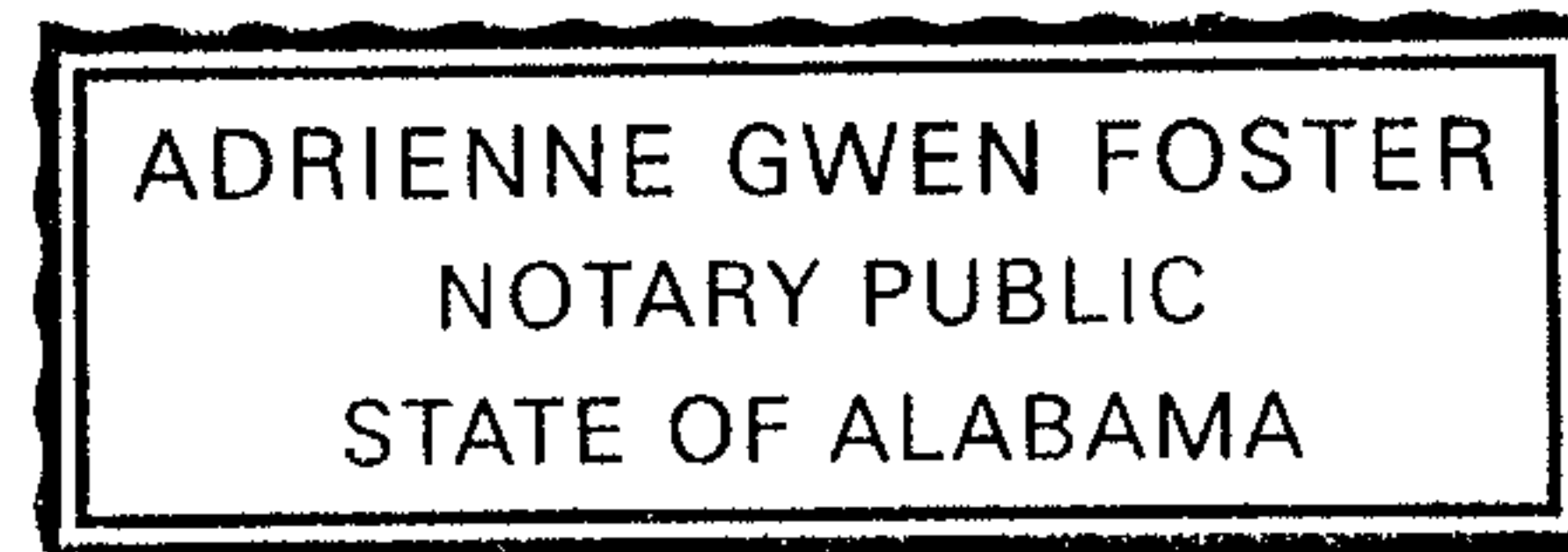
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Susan M. Baacke, whose name is signed to the foregoing Limited Power of Attorney, and who is known to me, acknowledged before me on this day that, being informed of the contents of said Power of Attorney, he/she executed the same voluntarily on this the 29th day of July, 2025.

Given under my hand and official seal this the 29th day of July, 2025.

Adrienne Gwen Foster
Notary Public

My commission expires: 4/28/29



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
08/08/2025 03:46:56 PM
\$25.00 JOANN
20250808000242780

Allie S. Bayl