

DURABLE SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, That I, _____, married, of _____, _____, do hereby make, constitute and appoint _____, of _____, my true and lawful attorney in fact, with full power of substitution, to act in my name, place and stead, giving and granting unto my said attorney in fact full power and authority to do and perform only the following:

Any and all things necessary to effectuate the sale of the property known as _____ more particularly described on the Exhibit "A" attached hereto and made a part hereof including, without limitation, the execution of land contracts, deeds, affidavits, settlement statements, notes, mortgages and any other related documents which may be necessary to effectuate the sale. And I hereby ratify and confirm all that the aforesaid attorney in fact, or substitute attorney in fact, shall lawfully do or cause to be done by virtue hereof. This power shall remain effective until revoked by me.

All power and authority granted to my attorney in fact herein is exercisable by my attorney in fact as provided in this Power of Attorney, notwithstanding my later disability, incapacity, adjudged incompetency or lapse of time since the execution of this instrument. This Power of Attorney shall not be affected by my death until and unless my attorney in fact has actual notice of my death.

The appointment of a guardian of my estate vests in the guardian, subject to Court approval, the power to terminate or modify this power of attorney. The appointment of a guardian of my person only shall not empower such guardian of the person to terminate or modify this power of attorney.

The authority granted to my attorney in fact shall be limited so as to prevent this power of attorney from causing my attorney in fact to be taxed on my income, and from being treated as a general power of appointment, as that term is defined in Section 2041 of the Internal Revenue Code, by my attorney in fact over my estate.

IN WITNESS WHEREOF, I have hereunto set my hand this ____th day of _____, 2021.

STATE OF _____
COUNTY OF _____, ss:

BE IT REMEMBERED, that before me, the subscriber, a notary public in and for said County and State, personally came _____, who acknowledged the signing of the foregoing instrument and that the same is his voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal, this ____th day of _____, 2021.

Notary Public

ACCEPTANCE

I, _____, hereby accept the appointment as attorney in fact for _____ pursuant to the terms contained in this instrument, this ____th day of _____, 2021.
