

POWER OF ATTORNEY

Brian Higgins
P.O. Box 352
Sprague River, OR 97639

to

Virgil Higgins
P.O. Box 352
Sprague River, OR 97639

AFTER RECORDING RETURN TO:

AmeriTitle, LLC
300 Klamath Ave.
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, Brian J. B. Higgins have made, constituted and appointed, and by these presents do hereby make, constitute and appoint Virgil Higgins my true and lawful attorney in fact (“my attorney”) for me and in my name, place and stead, and for my use and benefit to: Execute any and all documents necessary to sell and convey, mortgage and hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

NNA NNA, Chiloquin, OR 97624 and more particularly described as follows:

Lots 29 and 30, Block 35, First Addition to Klamath Forest Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my attorney or my attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

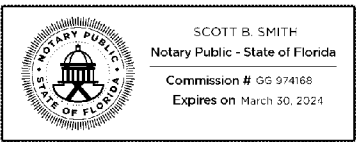
In construing this instrument and where the context so requires, the singular includes the plural.

Dated April 22, 2021.

Brian J. B. Higgins
Brian J. B. Higgins

STATE OF Florida
COUNTY OF Palm Beach

On this 22nd day of April, 2021, personally appeared the above named Brian J. B. Higgins and acknowledged the foregoing instrument to be his/her voluntary act.



Before me:

Scott B. Smith

Scott B. Smith

Notary Public for Florida

My commission expires 03/30/2024

presented DRIVER LICENSE