



Book 2020 Page 1217

Document 2020 1217 Type 06 009 Pages 5
Date 4/24/2020 Time 10:31:30AM
Rec Amt \$27.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by Thomas Shie, Attorney, 601 Brady Street, Suite 220, Davenport, Iowa 52803 (563) 324-8244.

IOWA STATUTORY

GENERAL POWER OF ATTORNEY

1. POWER OF ATTORNEY FOR JAMES T. BOOTH

This power of attorney authorizes another person (your agent) to make decisions concerning your property for you (the principal). Your agent will be able to make decisions and act with respect to your property (including but not limited to your money) whether or not you are able to act for yourself. The meaning of authority over subjects listed on this form is explained in the Iowa Uniform Power of Attorney Act, Iowa Code chapter 633B.

This power of attorney does not authorize the agent to make health care decisions for you.

You should select someone you trust to serve as your agent. Unless you specify otherwise, generally the agent's authority will continue until you die or revoke the power of attorney or the agent resigns or is unable to act for you.

Your agent is not entitled to compensation unless you state otherwise in the optional Special Instructions.

This form provides for designation of one agent. If you wish to name more than one agent, you may name a coagent in the optional Special Instructions. Coagents must act by majority rule unless you provide otherwise in the optional Special Instructions.

If your agent is unable or unwilling to act for you, your power of attorney will end unless you have named a successor agent. You may also name a second successor agent.

This power of attorney becomes effective immediately upon signature and acknowledgment unless you state otherwise in the optional Special Instructions.

If you have questions about this power of attorney or the authority you are granting to your agent, you should seek legal advice before signing this form.

②
F+J Realty
808 N. Franklin St
Manchester IA 52057

DESIGNATION OF AGENT

I, **JAMES T. BOOTH**, (the "Principal"), residing at 105 McCarren Drive, Manchester, Iowa 52,057 name and appoint the following person as my agent:

Name of Agent: **DANIEL SCOTT BOOTH**
Agent's Address: 4636 North Sturdevant Street
Davenport, Iowa 52806
Agent's Telephone Number: (563) 362-8698

DESIGNATION OF SUCCESSOR AGENT(S)

If my agent named above is unable or unwilling to act for me, I name and appoint:

Name of Agent: **JAMES T. BOOTH JR.**
Agent's Address: P.O. Box 659
Ukiah, California 95482
Agent's Telephone Number: (707) 391-8444

to serve as my successor agent, if willing and able.

GRANT OF GENERAL AUTHORITY

I grant my agent and any successor agent general authority to act for me with respect to the following subjects as defined in the Iowa Uniform Power of Attorney Act, Iowa Code chapter 633B:

(Initial each subject you want to include in the agent's general authority. If you wish to grant general authority over all of the subjects you may initial "All Preceding Subjects" instead of initialing each subject. IN THE EVENT NO SUBJECTS ARE INITIALED, THE UNDERSIGNED SHALL BE DEEMED TO HAVE INITIALED "All Preceding Subjects".)

DTB Real Property
☐ Tangible Personal Property
☐ Stocks and Bonds
☐ Commodities and Options
DTB Banks and Other Financial Institutions
DTB Operation of Entity or Business
DTB Insurance and Annuities
DTB Estates, Trusts, and Other Beneficial Interests
☐ Claims and Litigation
☐ Personal and Family Maintenance
☐ Benefits from Governmental Programs or Civil or Military Service
DTB Retirement Plans

- ☐ Taxes
- ☐ Authorize another person to exercise the authority granted under this power of attorney.
- ☐ Exercise fiduciary powers that the principal has authority to delegate.
- ☐ **All Preceding Subjects**

LIMITATION ON AGENT'S AUTHORITY

An agent that is not my ancestor, spouse, or descendant shall not use my property to benefit the agent or a person to whom the agent owes an obligation of support unless I have included that authority in the optional Special Instructions.

SPECIAL INSTRUCTIONS

• You may give special instructions on the following lines:

1. My descendants and the beneficiaries of my estate shall have the authority to request an accounting of any agent.
2. My agent shall be entitled to compensation for services as agent.
3. No other special instructions.

EFFECTIVE DATE

This Power of Attorney shall be and is effective IMMEDIATELY upon signature and acknowledgment.

In any event, this Power of Attorney shall continue effective until my death; provided, however, that this Power may be revoked by me as to my agent at any time by written notice to such agent.

NOMINATION OF CONSERVATOR AND GUARDIAN

If it becomes necessary for a court to appoint a conservator of my estate or guardian of my person, I nominate the persons in the order named hereinabove as my agent(s), as conservator of my estate or guardian of my person.

RELIANCE ON THIS POWER OF ATTORNEY

Any person, including my agent, may rely upon the validity of this power of attorney or a copy of it unless that person knows it has terminated or is invalid.

I hereby revoke any and all general powers of attorney that may have been previously executed by me, but specifically excepting any powers of attorney for health care decisions which I may have previously executed.

SIGNATURE AND ACKNOWLEDGMENT

Signed this 6 day of January, ~~2019~~ ²⁰²⁰.

James T. Booth

JAMES T. BOOTH, Principal [Person Granting the Power of Attorney]

STATE OF IOWA)
 Delaware) SS:
COUNTY OF SCOTT)

On this 6th day of January, ~~2019~~ ²⁰²⁰, before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES T. BOOTH, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that such person executed the same as such person's voluntary act and deed.



Debra Gassman
Notary Public

This document was prepared by:

THOMAS E. SHIE, Attorney
Shie Law Office, P.C.
601 Brady Street, Suite 220
Davenport, Iowa 52803
(563) 324-8244

2. IMPORTANT INFORMATION FOR AGENT

AGENT'S DUTIES

When you accept the authority granted under this power of attorney, a special legal relationship is created between the principal and you. This relationship imposes upon you legal duties that continue until you resign or the power of attorney is terminated or revoked. You must do all of the following:

Do what you know the principal reasonably expects you to do with the principal's property or, if you do not know the principal's expectations, act in the principal's best interest.

Act in good faith.

Do nothing beyond the authority granted in this power of attorney.

Disclose your identity as an agent whenever you act for the principal by writing or printing the name of the principal and signing your own name as agent in the following manner:

PRINCIPAL (signed name), by AGENT (signed name), as Agent.

Unless the Special Instructions in this power of attorney state otherwise, you must also do all of the following:

Act loyally for the principal's benefit.

Avoid conflicts that would impair your ability to act in the principal's best interest. Act with care, competence, and diligence.

Keep a record of all receipts, disbursements, and transactions made on behalf of the principal.

Cooperate with any person that has authority to make health care decisions for the principal to do what you know the principal reasonably expects or, if you do not know the principal's expectations, to act in the principal's best interest.

Attempt to preserve the principal's estate plan if you know the plan and preserving the plan is consistent with the principal's best interest.

TERMINATION OF AGENT'S AUTHORITY

You must stop acting on behalf of the principal if you learn of any event that terminates this power of attorney or your authority under this power of attorney. Events that terminate a power of attorney or your authority to act under a power of attorney include any of the following:

Death of the principal.

The principal's revocation of the power of attorney or your authority.

The occurrence of a termination event stated in the power of attorney.

The purpose of the power of attorney is fully accomplished.

If you are married to the principal, a legal action is filed with a court to end your marriage, or for your legal separation, unless the Special Instructions in this power of attorney state that such an action will not terminate your authority.

LIABILITY OF AGENT

The meaning of the authority granted to you is defined in the Iowa Uniform Power of Attorney Act, Iowa Code chapter 633B. If you violate the Iowa Uniform Power of Attorney Act, Iowa Code chapter 633B, or act outside the authority granted, you may be liable for any damages caused by your violation.

If there is anything about this document or your duties that you do not understand, you should seek legal advice.