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| LANCASTER COUNTY, SC | |
| 2023003605 | POWER OF ATTORNEY |
| RECORDING FEES | \$25.00 |
| STATE TAX | \$0.00 |
| COUNTY TAX | \$0.00 |
| PRESENTED & RECORDED | |
| 03-23-2023 | 01:34:02 PM |
| BRITTANY GRANT | |
| REGISTER OF DEEDS | |
| LANCASTER, COUNTY SC | |
| By: TERRY PARKMAN | |
| BK:DEED 1649 | PG:231-239 |

POWER OF ATTORNEY

ARTICLE I APPOINTMENT OF ATTORNEY-IN-FACT

A. Original Attorney-in-Fact. I, ELNA T. BLANKENSHIP, of Lancaster County, South Carolina, appoint my husband, CHARLES P. BLANKENSHIP, JR., of Lancaster County, South Carolina, my Attorney-in-Fact for the purposes set out below.

B. Successor Attorney-in-Fact. If CHARLES P. BLANKENSHIP, JR. fails or ceases to act as my Attorney-in-Fact for any reason, I appoint my son, ALAN BLANKENSHIP, of Lancaster County, South Carolina, my Attorney-in-Fact for the purposes set out below. If ALAN BLANKENSHIP fails or ceases to act as my Attorney-in-Fact for any reason, I appoint my daughter, MARY-JANE BLANKENSHIP, of York County, South Carolina, my Attorney-in-Fact for the purposes set out below.

ARTICLE II GENERAL GRANT OF POWERS TO ATTORNEY-IN-FACT

I grant to my Attorney-in-Fact the power to do and perform in a fiduciary capacity as my Attorney-in-Fact may deem advisable anything of any character which I might do or perform for myself if personally present and acting, including, but not limited to, the specific powers set forth

below in Articles III, IV and V, but excluding those matters which my Attorney-in-Fact is not permitted to do as expressly provided in this Power of Attorney or as provided by law.

ARTICLE III SPECIFIC POWERS RELATING TO PROPERTY

My Attorney-in-Fact may exercise the following powers relating to my property or interests in property which I now own or may hereafter acquire:

A. Collection of Property. The power to demand, sue for or use other lawful means to obtain, collect, and take possession and control of any sums of money, debts, checks, accounts, interest, dividends, annuities, rents, goods, chattels, inheritances, insurance benefits, social security benefits, unemployment benefits, veteran's benefits and any other claims and rights whatsoever which are now or may hereafter become due, owing, payable or belonging to me, and to compromise, settle, arbitrate, abandon or otherwise deal with any such claims;

B. Sale or Other Disposition of Property. The power to sell, exchange, quitclaim, convert, partition, grant an option on, abandon or otherwise dispose of all or any part of my real or personal property or my interest in such property, including, but not limited to, automobiles, stocks, bonds, and real estate owned by me individually, as a tenant in common, tenant by the entirety or otherwise, upon any terms and conditions;

C. Acquisition and Retention of Investments. The power to acquire and retain for any period of time as investments, without diversification as to kind or amount, any real or personal property, or interest in such property, including an undivided, temporary or remainder interest, income or non-income producing, located within or outside the United States, and including, but not limited to, notes, U.S. Treasury Bonds redeemable at par in payment of federal estate tax, any other bonds, debentures, mortgages and other obligations, secured or unsecured, common and preferred stocks, mutual funds, legal and discretionary trust funds, general and limited partnership interests, leases and securities of any corporate Attorney-in-Fact or any corporation owning stock of the corporate Attorney-in-Fact or of any subsidiary or affiliate of or successor to such corporation;

D. Management of Property. The power to take possession, custody, control and otherwise manage any of my real or personal property, or my interest in such property, including, but not limited to, the power (i) to protect, develop, subdivide and consolidate such property, (ii) to lease such property upon any terms and conditions including options to renew or purchase and for any period or periods of time and to modify, renew or extend any existing leases, (iii) to erect, repair, or make improvements to any building or other property and to remove existing structures, (iv) to establish and maintain reserves for the maintenance, protection and improvements of such property and for other purposes, (v) to initiate or continue farming, mining or timber operations on such property, (vi) to purchase and carry casualty and liability insurance, (vii) to grant or release easements with respect to such property, (viii) to dedicate or withdraw from dedication such property from public use, and (ix) to join with co-owners in exercising any such powers;

E. Business Interests. The power to continue to own, or to form initially, and operate any business interest, whether in the form of a proprietorship, corporation, general or limited partnership, joint venture or other organization, including, but not limited to, the power (i) to effect incorporation, dissolution or other change in the form of the organization of such business interest, (ii) to dispose of any part of such business interest or acquire the interest of others, (iii) to continue, enter into, modify or terminate any agreements relating to any such business interest, and (iv) to invest capital or additional capital in or lend money to such business interest;

F. Borrowing Money. The power (i) to borrow money for my benefit from my Attorney-in-Fact, individually, or from others, upon any terms and conditions, (ii) to secure the payment of any amount so borrowed by mortgaging, pledging or otherwise encumbering any of my real or personal property, or my interest in such property, and (iii) to modify, renew or extend the time for payment of any obligation, secured or unsecured, payable by me for any period or periods of time and upon any terms and conditions;

G. Lending Money. The power (i) to lend money to any person upon any terms and conditions, (ii) to modify, renew or extend the time for payment of any obligation, secured or unsecured, payable to me for any period or periods of time and upon any terms and conditions, and (iii) to foreclose as an incident to the collection of any obligation, any deed of trust or other lien securing such obligation, to bid on the property at such foreclosure sale or otherwise acquire the property without foreclosure and to retain the property so obtained;

H. Holding Property in Nominee Form. The power to register and hold any securities or other property in the name of a nominee or in any other form without disclosure of the agency relationship, or to hold the same in such form that they will pass by delivery;

I. Exercise of Security Rights. With regard to securities of mine, including stocks, bonds and any evidence of indebtedness, the power (i) to vote any such securities in person or by special, limited or general proxy at any shareholders' meeting, (ii) to consent to or participate in any contract, lease, mortgage, foreclosure, voting trust, purchase, sale or other action by any corporation, company or association, (iii) to consent to or participate in, facilitate and implement any plan of incorporation, reincorporation, reorganization, consolidation, merger, liquidation, readjustment or other similar plan with respect to any such corporation, company or association, and (iv) to exercise all options, rights and privileges, including the exercise or sale of conversion, subscription or other rights of whatever nature pertaining to any such securities and to subscribe for additional securities or other property;

J. Gifts. The power to make gifts of my real or personal property or my interest in such property to my children and grandchildren, including any child or grandchild of mine who may be acting as my Attorney-in-Fact, in amounts not to exceed the annual exclusion for federal gift tax purposes at the time the gifts are made and in such manner as my Attorney-in-Fact may deem appropriate, including, but not limited to, outright gifts, gifts in trust, or gifts to a custodian under a uniform gifts or transfers to minors act, if, in the opinion of my Attorney-in-Fact, such gifts are advisable for tax purposes and the value of my remaining property is more than

sufficient to provide for the continued support and medical care of my spouse, my dependents and me in accordance with our customary standard of living;

K. Transfer of Property to and Withdrawal of Property from Revocable Trust. The power to assign, transfer and convey all or any part of my real or personal property, or my interest in such property, to, and withdraw such property from, (i) any revocable trust established by me during my lifetime, or (ii) any revocable trust established by my Attorney-in-Fact during my lifetime which directs the trustee or trustees to administer the trust for my benefit and to distribute the trust property to my estate upon my death;

L. Renunciations. The power to renounce or disclaim in whole or in part the right of succession to any real or personal property or interest in such property passing to me as an heir or beneficiary under a will or otherwise when in the opinion of my Attorney-in-Fact a renunciation or disclaimer is advisable for tax purposes.

ARTICLE IV SPECIFIC POWERS RELATING TO SUPPORT, PERSONAL AFFAIRS AND HEALTH CARE

My Attorney-in-Fact may exercise the following powers relating to support, personal affairs and health care:

A. Support. The power to do any acts, including disbursing of any monies belonging to me, which, in the opinion of my Attorney-in-Fact, may be necessary or proper for any purpose in connection with the support and maintenance of my spouse, my dependents and me in accordance with our customary standard of living, including, but not limited to, provisions for housing, clothing, food, transportation, recreation, education and the employing of any person whose services may be needed for such purposes;

B. Personal Affairs. The power to do any acts, including the disbursing of any monies belonging to me, which, in the opinion of my Attorney-in-Fact, may be necessary or proper in connection with the conduct of my personal affairs, including, but not limited to, (i) continuation, use or termination of any charge or credit accounts, (ii) payments or contributions to any charitable, religious or educational organizations, (iii) dealing with my mail and representing me in any matter concerning the U.S. Postal Service, (iv) continuation or discontinuation of my membership in any club or other organization, and (v) acceptance or resignation, on my behalf, from any offices or positions which I may hold including any fiduciary positions;

C. Health Care. The power to disburse any monies belonging to me, which, in the opinion of my Attorney-in-Fact, may be necessary or proper for any purpose in connection with the health care of my spouse, my dependents and me, that is, any care, treatment, service or procedure to maintain, diagnose, treat, or provide for my physical or mental health or personal care and comfort and that of my spouse and dependents, including, but not limited to, the power

to pay for the charges of health care providers, such as any physician, dentist, or podiatrist and any hospital, nursing or convalescent home, or other institution.

ARTICLE V MISCELLANEOUS SPECIFIC POWERS

My Attorney-in-Fact may exercise the following miscellaneous powers:

A. Tax Matters. The power to perform any and all acts that I might perform with respect to any and all federal, state, local and foreign taxes, for prior tax years as well as for tax years ending subsequent to the date of this power of attorney, including, but not limited to, the power (i) to make, execute and file returns, amended returns, powers of attorney, and declarations of estimated tax, joint or otherwise, (ii) to represent me before any office of the Internal Revenue Service or other taxing authority with respect to any audit or other tax matter involving any tax year or period, (iii) to receive confidential information, (iv) to receive, endorse, and collect checks refunding taxes, penalties or interest, (v) to execute waivers of restrictions on assessment or collection of deficiencies in tax, (vi) to execute consents extending the statutory period for assessment or collection of taxes, (vii) to execute and prosecute protests or claims for refund or applications for correction of assessed value, (viii) to execute closing agreements, (ix) to prosecute, defend, compromise or settle any tax matter, and (x) to delegate authority to or substitute another agent or attorney respecting any such taxes or tax matters;

B. Banking Transactions. The power (i) to make deposits in or withdrawals from any account of mine in any banking, trust or investment institution, whether such account is in my name or in the joint names of myself and any other person, (ii) to open any account or interest with any such institution in my name or in the name of my Attorney-in-Fact or in our names jointly, (iii) to endorse any checks or negotiable instruments payable to me for collection or deposit to such accounts and to sign, execute and deliver checks or drafts on such accounts, and (iv) to exercise any right, option or privilege pertaining to any account, deposit, certificate of deposit, or other interest with any such institution;

C. Safe Deposits. The power (i) to have access to any safe deposit box held in my name or in the joint names of myself and any other person, (ii) to lease one or more safe deposit boxes for safekeeping of my assets, and (iii) to deal with the contents of any safe deposit box, including the removal of such contents;

D. Legal and Other Actions. The power to cause to be commenced, prosecuted, defended, appealed, compromised, settled, arbitrated or discontinued in my name as plaintiff or defendant, as the case may be, any legal or equitable proceedings, judicial or administrative;

E. Employment of Advisors. The power to employ persons, firms and corporations to advise or assist my Attorney-in-Fact, including, but not limited to, agents, accountants, auditors, brokers, attorneys-at-law, custodians, investment counsel, rental agents, realtors, appraisers and tax specialists; and

F. Legal Documents. The power to make, execute, endorse, acknowledge, and deliver any and all instruments under seal, oath, verification or otherwise, including, but not limited to, receipts, endorsements, releases, compromises, deeds, leases, mortgages, deeds of trust, security agreements, contracts, assignments, options, stock powers, proxies, promissory notes, bonds, financing statements, subordination agreements, checks, negotiable instruments and satisfactions of mortgages, deeds of trust and security agreements.

ARTICLE VI RESTRICTIONS ON EXERCISE OF POWERS BY ATTORNEY-IN-FACT

Notwithstanding the grant of powers in this Power of Attorney, my Attorney-in-Fact shall have no power (i) to deal with insurance policies I may own on the life of an Attorney-in-Fact, or (ii) except as specifically authorized by this Power of Attorney, to cause assets to pass to my Attorney-in-Fact or in discharge of the legal obligations of my Attorney-in-Fact, whether by inter vivos transfer, designation of beneficiary of any contract or in any other manner.

ARTICLE VII EFFECT OF SUBSEQUENT DISABILITY OF PRINCIPAL

This Power of Attorney shall not be affected by physical disability or mental incompetence of the principal which renders the principal incapable of managing his own estate.

ARTICLE VIII ADMINISTRATIVE PROVISIONS

A. Guardianship Provision. If it becomes necessary for a court to appoint a guardian of my property, I nominate my Attorney-in-Fact acting under this document to be the guardian of my property, to serve without bond or security.

B. Accountings. It shall be the duty of my Attorney-in-Fact to keep full and accurate inventories and accounts of all transactions for me as my agent. Such inventories and accounts shall be made available for inspection upon request by me or by my guardian or personal representative. My Attorney-in-Fact shall not be required to file any inventory or accounts with any court or clerk.

C. Reliance of Third Parties on Attorney-in-Fact.

1. No person who relies in good faith upon the authority of or any representations by my Attorney-in-Fact shall be liable to me, my estate, my heirs, successors, assigns, or personal representatives, for actions or omissions by my Attorney-in-Fact.

2. The powers conferred on my Attorney-in-Fact by this document may be exercised by my Attorney-in-Fact alone, and my Attorney-in-Fact's signature or act under the authority granted in this document may be accepted by persons as fully authorized by me and with the same force and effect as if I were personally present, competent, and acting on my own behalf. All acts performed in good faith by my Attorney-in-Fact pursuant to this Power of Attorney are done with my consent and shall have the same validity and effect as if I were present and exercised the powers myself, and shall inure to the benefit of and bind me, my estate, my heirs, successors, assigns, and personal representatives. The authority of my Attorney-in-Fact pursuant to this Power of Attorney shall be superior to and binding upon my family, relatives, friends, and others.

D. Removal and Resignation of Attorney-in-Fact. I shall have the right to remove an Attorney-in-Fact at any time in a writing signed by me and acknowledged before a notary public and delivered to the Attorney-in-Fact in person or to such person's last known address by certified or registered mail, return receipt requested. An Attorney-in-Fact shall have the right to resign in a writing signed by the Attorney-in-Fact and acknowledged before a notary public and delivered to me and to any other Attorney-in-Fact acting under this Power of Attorney or, if none, to the named successor Attorney-in-Fact, if any, in person or to such person's last known address by certified or registered mail, return receipt requested.

E. Partial Invalidity. If any part of this Power of Attorney is declared invalid or unenforceable under applicable law, such decision shall not affect the validity of the remaining parts.

F. Duty and Limited Liability of Attorney-in-Fact. This Power of Attorney does not impose a duty on my Attorney-in-Fact to exercise granted powers, but when a power is exercised, my Attorney-in-Fact shall use due care to act in my best interests and in accordance with this document. My Attorney-in-Fact and my Attorney-in-Fact's estate, heirs, successors and assigns are hereby released and forever discharged by me, my estate, my heirs, successors and assigns and personal representatives from all liability and from all claims or demands of all kinds arising out of the acts or omissions of my Attorney-in-Fact pursuant to this document, except for willful misconduct or gross negligence.

G. Compensation of Attorney-in-Fact. Any individual serving as my Attorney-in-Fact shall not be entitled to receive compensation.

[SIGNATURE ON NEXT PAGE]

IN WITNESS WHEREOF, I have executed this Power of Attorney this 8 day of Nov., 2013.

Elna T. Blankenship (SEAL)
ELNA T. BLANKENSHIP, Principal

ATTESTATION

The foregoing power of attorney was this 8th day of November, 2013, signed, sealed, published and declared by ELNA T. BLANKENSHIP, the Principal, as her appointment and empowerment of an attorney-in-fact, in the presence of us who at her request and in her presence and in the presence of each other, have hereto subscribed our names as witnesses hereto.

Jessica Sheath
Witness

Leresa Freeman
Witness

STATE OF NORTH CAROLINA

COUNTY OF MECKLENBURG

PROBATE

Personally appeared deponent and made oath that deponent saw the within named ELNA T. BLANKENSHIP, Principal, sign, seal and as her act and deed deliver the within named power of attorney and that deponent, with the other witnesses whose names are subscribed above, witnessed the execution thereof.

Jessica Sheath
Witness

SWORN to before me this 8th day of
November, 2013.

Jennifer R. Parris (L.S.)
Jennifer R. Parris

Notary Public for Mecklenburg County, NC

My Commission Expires: My Commission Expires June 5, 2017

