

POWER OF ATTORNEY

THIS POWER OF ATTORNEY authorizes the person named below as my attorney-in-fact to do one or more of the following: to execute all instruments and documents pertaining to any and all properties belonging to Berkley Smallwood on behalf of Berkley Smallwood, unless this power of attorney is otherwise limited herein.

KNOWN ALL MEN BY THESE PRESENTS: That I, Berkley Smallwood, the undersigned, do hereby constitute and appoint Christopher L. Grant to be my agent and attorney, for me, in my name, place and stead, and on my behalf to act in any way in which I myself could act, if I were personally present, in the executing of documents, and in furtherance of the within appointment for the purposes stated, I do authorize my said agent and attorney in the following connections:

1. To attend to all transactions of whatever character or description in connection with the aforesaid properties, and there and then to sign, endorse and deliver my name to any document(s), or other instrument arising therefrom, with full power to execute, seal, acknowledge and deliver the same in that connection.

2. To use all means and process at law for the full and effectual execution of the transactions herein described; and generally, to say, act, transact, determine, accomplish, and to execute all instruments in writing that may be necessary or convenient for such purposes as fully, amply and effectually, and to all intents and purposes, as I, if present, ought or might personally do, although the matter should required more special authority than is hereby conferred; and, I hereby ratify and confirm all and whatever my agent and attorney shall lawfully do or cause to be done in and about the premises, by virtue of these presents.

3. The foregoing enumeration of matters and things in connection with which I am empowering my agent and attorney to act shall not be interpreted as restricting said agent and attorney to those matters and things, but it is my intention to give my agent and attorney the fullest possible powers I am capable of granting so that my affairs may be attended to in the same manner by my agent and attorney as I could do if I were personally present and acting on my own behalf.

4. This Power of Attorney shall not be affected by lapse of time or by future disability or incompetence of mine.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 8<sup>th</sup> day of January, 2018.

Berkley Smallwood  
WITNESS

STATE OF MARYLAND )

) to wit:

COUNTY OF ) Charles

I HEREBY CERTIFY that on this 8<sup>th</sup> day of January, 2018, before me the subscriber, a Notary Public in and for the State of Maryland, County of Charles, personally appeared Berkley Smallwood, known to me to be the person whose name is subscribed to the above Power of Attorney and in my presence signed and sealed the same and acknowledged that he executed the same for the purposes therein contained and he acknowledged the same to be his act and deed.

AS WITNESS, my hand and notarial seal.

Wayne E. Curtis  
NOTARY PUBLIC

My Commission Expires: 9/27/21

Board of Zoning Adjustment  
District of Columbia  
CASE NO. 19708  
EXHIBIT NO. 4