



200106080091

, Skagit County Auditor

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AFTER RECORDING MAIL TO:Name FIRST AMERICANAddress PO Box 1667City/State MT VERNON WA 98273**Document Title(s):** (or transactions contained therein)

1. SPECIAL POWER OF ATTORNEY
- 2.
- 3.
- 4.

Reference Number(s) of Documents assigned or released:☐ Additional numbers on page _____ of document**Grantor(s):** (Last name first, then first name and initials)

1. ARMSTRONG, JACQUELINE J.
- 2.
- 3.
- 4.

5. ☐ Additional names on page _____ of document**Grantee(s):** (Last name first, then first name and initials)

1. ARMSTRONG, DANE A.
- 2.
- 3.
- 4.

5. ☐ Additional names on page _____ of document**Abbreviated Legal Description as follows:** (i.e. lot/block/plat or section/township/range/quarter/quarter)

17-344 SW-SW

☐ Complete legal description is on page _____ of document**Assessor's Property Tax Parcel / Account Number(s):**

340417-3-012-0203

340417-3-013-0102

NOTE: The auditor/recorder will rely on the information on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

**First American Title
Insurance Company**

65264 E-4

(this space for title company use only)

AFTER RECORDING MAIL TO:

Name First American Title Company

Address PO Box 1667

City/State Mt. Vernon, WA 98273

01-65264

**Special Power of Attorney
(PURCHASE/ENCUMBER)**



**First American Title
Insurance Company**

I, Jacqueline J. Armstrong hereby appoint
Dane A. Armstrong as my true and
lawful attorney for me and in my name and stead, and for my use and
benefit to execute promissory notes, bonds, mortgages, contracts, deeds
of trust and any other instruments which may be necessary or proper to
purchase and/or encumber the following described real property:

(this space for title company use only)

1022 Riverside Drive, Mount Vernon, WA 98273

See attached Exhibit A for Legal Description made a part hereof
by this reference.

Together with any personal property located thereon.

Assessor's Property Tax Parcel/Account Number(s):

340417-3-012-0203 R25540

340417-3-013-0102 R25541

Giving and granting unto my said attorney in fact full authority and power to do and perform any and all other
acts necessary or incident to the performance and execution of the powers herein expressly granted with power to do
and perform all acts authorized hereby; as fully to all intents and purposes as the Grantor might or could do if
personally present.

This Special Power of Attorney will cease and be of no further effect after the _____ day of
_____, 19____, or six (6) months from the date hereof, whichever first occurs.

WARNING: This power of attorney will result in
another person having full right to encumber your real
and personal property and obligate you to a debt. It is
recommended that you obtain counsel from your
attorney prior to execution of this document.

Dated this 7 day of June.

2001

Jacqueline J. Armstrong

LPB-71 (11/96)



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The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Parcel "A":

That portion of the Southwest 14 of the Southwest 1/4 of Section 17, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point in the Southwest 1/4 of the Southwest 1/4 which is 541.8 feet North and 30 feet East of the corner common to Section 17, 18, 19 and 20 of said Township and Range; thence North 53 degrees 14' East 444.3 feet; thence South 43 degrees 11' East 128 feet, more or less, to a point 50 feet distant from and at right angles to the centerline of the abandoned Puget Sound and Cascade Railway Company right-of-way as formerly laid out over and across said Southwest 1/4 of the Southwest 1/4 of said Section 17, said point being the true point of beginning; thence from said true point of beginning run South 65 degrees 40' West, 490 feet, more or less, to a point on the East margin of Riverside Drive, formerly U.S. Highway 99; thence North along the East margin of Riverside Drive, 87.4 feet, more or less, to the Southeasterly line of the Great Northern Railway Company right-of-way; thence Northeasterly along the Southeasterly line of said Great Northern Railway Company right-of-way to the North line of said Southwest 1/4 of the Southwest 1/4; thence East along the North line of said Southwest 1/4 of the Southwest 1/4 to a point 392.70 feet West of the Northeast corner of said Southwest 1/4 of the Southwest 1/4; thence South parallel to the East line of said Southwest 1/4 of the Southwest 1/4, 400 feet; thence West at right angles, 125.0 feet; more or less, to the Southeasterly margin of the abandoned Puget Sound and Cascade Railway right-of-way; thence Southwesterly along the Southeasterly margin of said abandoned right-of-way, 375 feet, more or less, to a point that bears North 43 degrees 11' West from the true point of beginning; thence South 43 degrees 11' East, 12.6 feet, more or less, to the true point of beginning.

Parcel "B":

That portion of the Southwest 1/4 of the Southwest 1/4 of Section 17, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision; thence South 0 degrees 03'58" West along the East line thereof, 88.51 feet; thence South 54 degrees 25'58" West, 483.17 feet; thence North 0 degrees 03'58" East parallel with the East line of said subdivision to the North line thereof; thence Easterly along the North line of said subdivision to the point of beginning, EXCEPT that portion, if any, lying within the boundaries of that certain tract conveyed to James A. Duffy and Sharon R. Duffy, husband and wife, by Deed recorded April 27, 1967 under Auditor's File No. 698155.



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STATE OF WASHINGTON, }
County of Skagit } ss.

ACKNOWLEDGMENT - Individual

On this day personally appeared before me

Jacqueline V. Armstrong

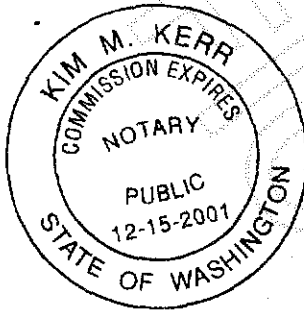
to me known

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that She
signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this

7th day of June

2001



Kim M. Kerr

Notary Public in and for the State of Washington,
residing at mt Vernon

My appointment expires

12/15/2001

STATE OF WASHINGTON, }
County of _____ } ss.

ACKNOWLEDGMENT - Corporate

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____

and _____

to me known to be the

President and _____ Secretary, respectively, of _____

the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____
authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at _____

My appointment expires _____

This jurat is page _____ of _____ and is attached to _____



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