

WHEN RECORDED RETURN TO:

Diana L. Quintana



200504290215

Skagit County Auditor

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3:56PM

## **Chicago Title Insurance Company**

425 Commercial Street – Mount Vernon, Washington 98273 IC34553/IMV0910

DOCUMENT TITLE(s):

1. **DURABLE POWER OF ATTORNEY**

REFERENCE NUMBER(s) OF DOCUMENTS ASSIGNED OR RELEASED:

☐ Additional numbers on page \_\_\_\_\_ of the document

GRANTOR(s):

1. **LINDA D. WISE**

☐ Additional names on page \_\_\_\_\_ of the document

GRANTEE(s):

1. **DIANA L. QUINTANA**

☐ Additional names on page \_\_\_\_\_ of the document

ABBREVIATED LEGAL DESCRIPTION:

**LOT 56, PLAT OF EASTWIND**

☒ Complete legal description is on page 2 of the document

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER(s):

**4384-000-056-0019 P81010**

This cover sheet is for the County Recorder's indexing purposes only.  
The Recorder will rely on the information provided on the form and will not read the document to verify the accuracy or completeness of the indexing information provided herein.

## DURABLE POWER OF ATTORNEY

WHEREAS, LINDA D. WISE has the utmost trust in my daughter, DIANA L. QUINTANA, and whereas she is desirous of giving authority over her real property located at 1806 North 32<sup>nd</sup> Place, Mount Vernon, Washington, now, therefore, LINDA D. WISE a resident of Mulberry, Florida, hereby designates DIANA L. QUINTANA, if living, willing and able to serve, as attorney-in-fact for her pursuant to the provisions set forth below:

1. Power Regarding Specific Property: The attorney-in-fact, as fiduciary, shall have powers as enumerated below over the real property located at 1806 North 32<sup>nd</sup> Place, Mount Vernon, Washington 98273, legally described as follows:

Lot 56, "PLAT OF EASTWIND," as per plat recorded in Volume 2 of Plats, pages 31 and 32, records of Skagit County, Washington.

Specifically, the attorney-in-fact shall have the power to sign appropriate listing agreements, market the property, show the property, sign any and all documents to complete the sale of the property including but not limited to deeds, settlement statements, title documents, and other such documents as are necessary to complete the sale. The attorney-in-fact shall also have the power over the management of the real property until the sale thereof.

2. Effectiveness. This Power of Attorney shall become effective immediately upon the signature of LINDA D. WISE set forth hereinbelow. Disability of the principal and/or incompetence of the principal established by the finding of a



court over the person to principal shall not terminate this Power of Attorney.

3. **Duration.** This Power of Attorney shall remain in effect until the completion of the sale of the real property identified above.

4. **Revocation:** This Power of Attorney may be revoked in writing by the principal at any time unless the principal is disabled or incompetent. The written notice shall be given to the designated attorney-in-fact as hereinabove set forth and by recording the written instrument of revocation with the office of the recorder or auditor in countries where this document has been recorded.

5. **Termination:** The death of the party/principal shall be deemed to revoke this power of attorney upon proof of death being received by the attorney-in-fact.

6. **Accounting:** The attorney-in-fact shall keep accurate records of the principal's financial affairs with regard to this property and of all transactions in which the attorney-in-fact is involved with regard to the sale of this property. The attorney-in-fact shall be required to account to the principal and/or provide the principal with any such documents regarding the sale as well as to any subsequently appointed guardian of the estate of the principal or to any subsequently appointed personal representative.

7. **Expenses:** The principal hereby authorizes and directs the attorney-in-fact to advance all reasonable and desirable expenses in the exercise of the responsibility.



of Attorney and, further, to reimburse the attorney-in-fact for any reasonable and desirable expenses advanced by such attorney-in-fact.

8. **Reliance:** The designated and acting attorney-in-fact and all persons dealing with the attorney-in-fact shall be entitled to rely upon this Power of Attorney so long as neither the attorney-in-fact nor the person with whom he or she was dealing at the time of any act taken pursuant to this Power of Attorney had received actual notice of the revocation or termination of the Power of Attorney by death or otherwise and any action so taken unless otherwise invalid or unenforceable shall be binding on the heirs, devisees, legatees or personal representative of the party-principal.

9. **Harmless:** The estate of the principal shall hold harmless and indemnify the attorney-in-fact from any and all liability for acts done in good faith, under the provision of this document, and not in fraud on behalf of the principal.

10. **Applicable Laws:** The laws of the State of Washington shall govern this Power of Attorney.

11. **Execution:** This Power of Attorney is signed at Mulberry, Florida, on this 24 day of Feb., 2005, and becomes effective as provided in Paragraph 2.

Linda D. Wise  
LINDA D. WISE



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Skagit County Auditor

STATE OF FLORIDA )

COUNTY OF Polk )

ss.

I certify that I know or have satisfactory evidence that **LINDA D. WISE** signed this instrument and acknowledge it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 24<sup>th</sup> day of February, 2005.



Karen D. Scott  
NOTARY PUBLIC  
My Appointment Expires: April 9, 2007



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