

AFTER RECORDING MAIL TO:  
Land Title Company of Skagit  
P.O. Box 445 111 East George Hopper Road  
Burlington, WA 98233



200509200132  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 117779SE

LAND TITLE OF SKAGIT COUNTY

**SPECIAL POWER OF ATTORNEY  
(PURCHASE/ENCUMBER)**

Grantor(s): Charles W. Rowland

Grantee(s): Maureen O. Rowland

Abbreviated Legal: ptn Lot 75, Maddox Creek PUD, Phase I

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 4681-000-075-0000

I, Charles W. Rowland

hereby appoint Maureen O. Rowland

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:

See Attached Exhibit "A"

Together with any personal property located thereon.

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 \_\_\_\_\_, or six (6) months from the date hereof, whichever first

Dated: 9-01-05

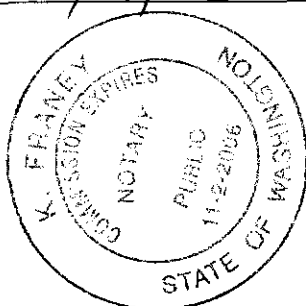
Charles W. Rowland

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

State of Washington }  
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Charles W. Rowland is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 9/01/05



Notary Public in and for the State of Wash

Residing at: Mount Vernon

My appointment expires: 11-02-06

## EXHIBIT "A"

### LEGAL DESCRIPTION

Lot 75, "MADDOX CREEK P.U.D. PHASE 1," as per plat recorded in Volume 16 of Plats, pages 121 through 130, inclusive, records of Skagit County, Washington,

EXCEPT that portion of Lot 75 conveyed by boundary line adjustment Quit Claim Deed recorded November 4, 1998, under Auditor's File No. 9811040087, records of Skagit County, Washington, described as follows:

Beginning at the most Northwesterly corner of said Lot 75;  
thence South  $62^{\circ}07'54''$  East 25.20 feet along the Northerly line of said Lot 75 to a contiguous corner with Tract 86, said Plat;  
thence South  $75^{\circ}14'10''$  West 30.69 feet, more or less, to a point on the Westerly line of Lot 75;  
thence North  $20^{\circ}41'15''$  East 20.95 feet along said Westerly line to the point of beginning.

Situate in the County of Skagit, State of Washington.



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