



200510310161
Skagit County Auditor

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WHEN RECORDED RETURN TO

Name Land Escrow
Address 111 E. George Hoge Rd
City, State, Zip Burlington, WA 98233



Land Title Company

FILED FOR RECORD AT REQUEST OF:

LAND TITLE OF SKAGIT COUNTY

117 787- SE

**SPECIAL POWER OF ATTORNEY
(SALE)**

I, Juan Soria Juan Soria hereby
appoint Rosendo Soria Rosendo Soria
as my true and lawful attorney for me and in my name and stead, and for my use and benefit to bargain, sell, contract to convey, or convey any and all right, title and interest in and to the following described real property:

1116 McKean Rd, Mount Vernon, WA (P 26354)
ptn Gov Lot 13, 19-34-4 E. WM

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.

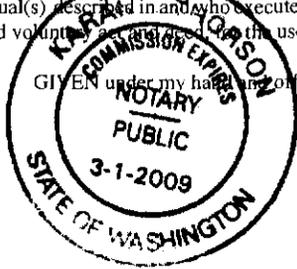
This Special Power of Attorney will cease and be of no further effect after the day of October 31, 2005 or six (6) months from the date hereof, whichever first occurs.

DATED this 11 day of Aug

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.

Juan Soria
(Signature)

STATE OF WASHINGTON
COUNTY OF Skagit
On this day personally appeared before me Juan Soria to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act for the uses and purposes therein mentioned.



GIVEN under my hand and official seal this 11th day of August 2005

Kieran W Thorsone
Notary Public in and for the State of Washington, residing at Burlington
My appointment expires: 3-1-09

Schedule "A-1"

117787-SE

DESCRIPTION:

PARCEL "A":

That portion of Government Lot 13, Section 19, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 449 feet East and 120 feet South of the Northwest corner of said Government Lot 13, said point being the Northwest corner of a Tract conveyed to Wilhelmina Reinstra, a widow, by Deed recorded July 17, 1961, under Auditor's File No. 610022, records of Skagit County, Washington; thence East parallel with the North line of said Government Lot a distance of 65 feet; thence North to the South line of the McLean Road, as conveyed by Deed recorded April 19, 1914, under Auditor's File No. 101863, records of Skagit County, Washington; thence West along the South line of said road 72 feet; thence South 90 feet to a point 7 feet West of the Northwest corner of said Reinstra Tract; thence East 7 feet to said Northwest corner and the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

An easement for ingress and egress over and across the following described tract:

Beginning at a point 534 feet East and 30 feet South of the Northwest corner of said Government Lot 13; thence South $02^{\circ}45'09''$ East parallel with the West line of a tract conveyed to Frank E. McCormick and Margaret H. McCormick, his wife, by Deed recorded October 30, 1928, under Auditor's File No. 217675, records of Skagit County, Washington, a distance of 90 feet; thence South $85^{\circ}19'40''$ West 20 feet, more or less, to a point 514 feet East and 120 feet South of the Northwest corner of said Government Lot 13, said point being the Southwest corner of the herein described Parcel A; thence North 90 feet, more or less, along the East line of said Parcel A to the South line of the McLean Road; thence East along said South line to the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

An easement for ingress and egress over and across the South 90 feet of the North 120 feet of the East 13 feet of the West 442 feet of said Government Lot 13.

Situate in the County of Skagit, State of Washington.



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