

**AFTER RECORDING MAIL TO:**

Name SKAGIT STATE BANK

Address PO BOX 285

City/State BURLINGTON, WA 98233



200511100211

Skagit County Auditor

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**Document Title(s):** (or transactions contained therein)

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

**Reference Number(s) of Documents assigned or released:**

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



**First American Title  
Insurance Company**

FIRST AMERICAN TITLE CO.

85534-5

(this space for title company use only)

**Grantor(s):** (Last name first, then first name and initials)

1. DANIEL H. MILLER AND CAROL J. MILLER
2. JAMES N. NELSON AND JOANNE G. NELSON
3. NORMAN W. NELSON, JR. AND SHARRIE L. NELSON
4. STERLING HILL NATIONAL, LLC
5. ☐ Additional names on page \_\_\_\_\_ of document

**Grantee(s):** (Last name first, then first name and initials)

1. NORMAN W. NELSON, JR.
- 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)

Ptn. BLOCKS 103, 105, 106, 107, AND 110 OF  
AMENDED PLAT OF BURLINGTON

☐ Complete legal description is on page \_\_\_\_\_ of document

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

4076-103-06-0005 P71988

**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.

**CONSENT TO ACTION AND AUTHORIZATION;  
SPECIAL DURABLE POWER OF ATTORNEY**

THIS AGREEMENT is entered into by **DANIEL H. MILLER** and **CAROL J. MILLER**, husband and wife; **JAMES N. NELSON** and **JOANNE G. NELSON**, husband and wife; **NORMAN W. NELSON, JR.**, and **SHARRIE L. NELSON**, husband and wife; and **STERLING HILL NATIONAL, LLC**, a limited liability company formed under the laws of the State of Washington ("Sterling National").

WHEREAS, **DANIEL H. MILLER, JAMES N. NELSON, NORMAN W. NELSON, JR.**, and their marital communities (collectively the "Principals") have established a limited liability company, namely: **STERLING HILL NATIONAL, LLC**, as an entity to acquire and purchase certain real property from National Frozen Foods located at 200 Washington Street, Burlington, Skagit County, Washington (the "Acquisition"); and

WHEREAS, in connection with the Acquisition the Principals have negotiated financing for the Acquisition with Skagit State Bank ("Skagit State").

NOW, THEREFORE, the Principals grant to **NORMAN W. NELSON, JR.**, a special durable power of attorney to enable **NORMAN W. NELSON, JR.**, to act in their place and stead in their absence and unavailability with respect to all matters pertaining to the Acquisition including, but not limited to, the authority to modify and/or extend the Purchase and Sale Agreement; sign escrow or closing instructions; execute promissory notes, loan agreements, and deeds of trust; receive and disburse funds in connection with the financing, and execute and sign all other instruments and documents required to complete the Acquisition and any loan and collateral documents with Skagit State necessary for the same.

**CONSENT AND AUTHORITY;  
SPECIAL DURABLE POWER OF ATTORNEY**

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Further, the Principals grant to **NORMAN W. NELSON, JR.**, the full power and authority, as a member and manager for Sterling National, to sign on behalf of Sterling National and to bind Sterling National in the exercise of the foregoing powers with respect to the Acquisition and loan agreements with Skagit State.


This power of attorney shall not be affected by the disability of any of the Principals designated herein. The Principals and their estates shall hold harmless and indemnify **NORMAN W. NELSON, JR.**, as Agent, from all liabilities and acts done in good faith and not in fraud on the Principals pursuant to the authority granted herein.

Dated this 4<sup>th</sup> day of November, 2005.

  
DANIEL H. MILLER

  
CAROL J. MILLER

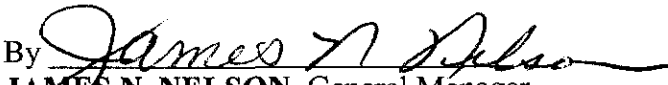
  
JAMES N. NELSON

  
JOANNE G. NELSON

  
NORMAN W. NELSON, JR.

  
SHARRIE L. NELSON

STERLING HILL NATIONAL, LLC

By   
JAMES N. NELSON, General Manager



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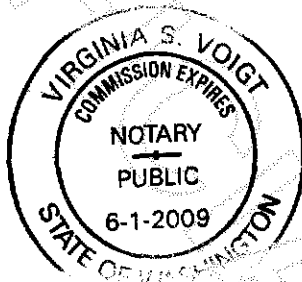
CONSENT AND AUTHORITY;  
SPECIAL DURABLE POWER OF ATTORNEY

STATE OF WASHINGTON  
COUNTY OF SKAGIT

SS.

I certify that I know or have satisfactory evidence that **DANIEL H. MILLER** and **CAROL J. MILLER** are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4<sup>th</sup> day of November, 2005.



*Virginia S. Voigt*

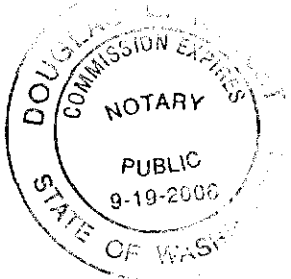
Printed Name VIRGINIA S. VOIGT  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires 6/1/09

STATE OF WASHINGTON  
COUNTY OF SKAGIT

SS.

I certify that I know or have satisfactory evidence that **JAMES N. NELSON** and **JOANNE G. NELSON** are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4<sup>th</sup> day of November, 2005.



*Douglas E. Nolet*

Printed Name DOUGLAS E NOLET  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires 9.19.06



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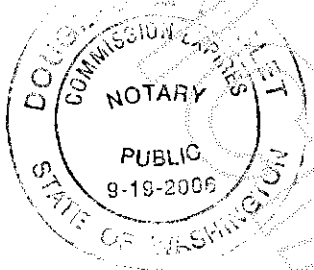
CONSENT AND AUTHORITY;  
SPECIAL DURABLE POWER OF ATTORNEY

STATE OF WASHINGTON  
COUNTY OF SKAGIT

SS.

I certify that I know or have satisfactory evidence that **NORMAN W. NELSON, JR., and SHARRIE L. NELSON** are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4th day of November, 2005.



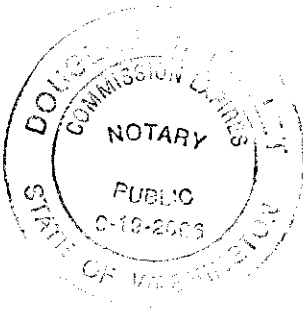
Printed Name DOUGLAS E NOBLE  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires 9.19.09

STATE OF WASHINGTON  
COUNTY OF SKAGIT

SS.

I certify that I know or have satisfactory evidence that **JAMES N. NELSON** is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the General Manager of **STERLING HILL NATIONAL, LLC**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4th day of November, 2005.



Printed Name DOUGLAS E NOBLE  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires 9.19.09

CONSENT AND AUTHORITY;  
SPECIAL DURABLE POWER OF ATTORNEY

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