



Skagit County Auditor

\$75.00

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4 2:14PM

After recording return document to:

Youngquist & Betz
904 South Third
Mount Vernon, WA 98273

CHICAGO TITLE
620013301

DOCUMENT TITLE: Limited Durable Power of Attorney

REFERENCE NUMBER OF RELATED DOCUMENT: N/A

GRANTOR(S): Shane S. Spray and Rosilyn B. Spray, husband and wife

ADDITIONAL GRANTORS ON PAGE N/A **OF DOCUMENT.**

GRANTEE(S): Erin K. Klinger

ADDITIONAL GRANTEE ON PAGE 1 **OF DOCUMENT.**

ABBREVIATED LEGAL DESCRIPTION: LOTS 2 AND 3, SKAGIT COUNTY SHORT
PLAT NO. PL-06-0344

ADDITIONAL LEGAL DESCRIPTION ON PAGE(S) OF DOCUMENT. 4

ASSESSOR'S TAX/PARCEL NUMBER(S): P124867 & P124868

LIMITED DURABLE POWER OF ATTORNEY

1. **Designation of Attorney-in-Fact.** We, **SHANE S. SPRAY** and **ROSILYN B. SPRAY**, husband and wife, domiciled and residing at 1428 29th Street, Anacortes, Skagit County, Washington 98221, hereby designate, **ERIN K. KLINGER**, as our attorney-in-fact for the uses and purposes set forth in paragraph 2 below.

2. **Powers of Attorney-in-Fact.** Our attorney-in-fact, as fiduciary, shall have the power to sign, execute, deliver and in all manners handle any and all documents and details relative to our sale of real property located at 12812 Padilla Bay Lane, Mount Vernon, Skagit County, Washington 98273 (see attached Exhibit "A" for legal description), wherein we are the Sellers, and Brian K. Lloyd and Shannon M. Lloyd, husband and wife, are the Purchasers, referred to in that certain Residential Real Estate Purchase and Sale Agreement signed by us on May 23, 2011 and by the Purchasers on May 23, 2011, showing a purchase price of \$565,000.00; said sale to close at Chicago Title Company on August 4, 2014; including but not limited to the execution of any and all loan/loan or bank-related documents, checks, drafts and the like which are to be used in conjunction with the sale and closing of the above-referenced sale.

3. **Effectiveness.** This power of attorney shall become effective immediately.

4. **Duration.** This power of attorney shall remain in effect until revoked or terminated under paragraph 5, notwithstanding any uncertainty as to whether we are dead or alive. This power of attorney shall not be affected by the disability of either of the principals.

5. **Termination.** This power of attorney may be terminated in the following manner:

(a) **Revocation.** This power of attorney may be revoked in writing by us giving written notice to the attorney-in-fact, or if applicable, the alternate attorney-in-fact. If this power of attorney has been recorded, the written notice of revocation shall also be recorded.

(b) **By Guardian of Estate.** The appointment of a guardian of our estates vests in the guardian, the power to revoke, suspend or terminate this power of attorney with court approval. The appointment of a guardian of our persons does not empower the guardian to revoke, suspend or terminate this power of attorney.

(c) **By Death.** This power of attorney is deemed to be revoked by the death of either of us, when the attorney-in-fact has actual knowledge of the death.

(d) When the transaction referred to in paragraph 2 above is completed.



7. **Indemnity.** My estate shall hold harmless and indemnify the attorney-in-fact from all liability for acts done in good faith.

8. **Applicable Law.** The laws of the State of Washington, as now or hereafter in effect, including RCW 11.94.010, shall govern this power of attorney.

DATED this 26th day of August, 2014.

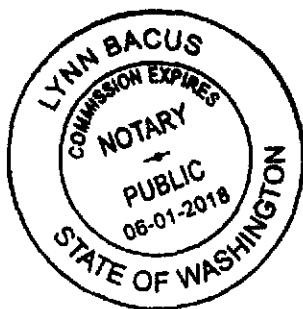
Shane S. Spray
SHANE S. SPRAY

Rosilyn B. Spray
ROSILYN B. SPRAY

STATE OF WASHINGTON)
: SS
COUNTY OF SKAGIT)

On this day personally appeared before me, **SHANE S. SPRAY** and **ROSILYN B. SPRAY**, husband and wife, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of August, 2014.



Lynn Bacus
Notary Public in and for the State of
Washington, residing at Mount Vernon.



EXHIBIT "A"

Order No.: 620013301

PARCEL A:

Lots 2 and 3 of SKAGIT COUNTY SHORT CARD NO. PL-06-0344, as approved August 9, 2006 and recorded August 11, 2006, under Auditor's File No. 200608110080, records of Skagit County, Washington, being a portion of Lot 1, Skagit County Short Plat No. 97-0063, approved February 10, 1998, recorded February 11, 1998, in Volume 13 of Short Plats, pages 95 and 96, under Auditor's File No. 9802110018, records of Skagit County, Washington, and being a portion of the Southwest Quarter of the Southeast Quarter of Section 30, Township 35 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington.

PARCEL B:

A non-exclusive easement for ingress, egress, and utilities, over Seaview Lane and Padilla Bay Lane as shown on the face of Skagit County Short Plat No. 40-85 and Skagit County Short Plat No. 45-89 and Survey recorded under Auditor's File No. 8505090031, records of Skagit County, Washington.

Situated in Skagit County, Washington.



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