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Document Title: **Land Title and Escrow**

CERTIFICATE OF TRUST ✓

Reference Number : 01-170552-S / 337378

Grantor(s):

☐ additional grantor names on page ____.

1. THE ED AND MARY LOU CHILDS FAMILY TRUST

2.

Grantee(s):

☐ additional grantee names on page ____.

1. PUBLIC

2.

Abbreviated legal description:

☐ full legal on page(s) ____.

LOT 51, SKYLINE # 7, TOGETHER WITH PTN OF SE NW 27-35-1

Assessor Parcel / Tax ID Number:

☐ additional tax parcel number(s) on page ____.

P59632

CERTIFICATE OF TRUST

THIS CERTIFICATE is given to confirm the establishment of a revocable living trust known as "THE ED AND MARY LOU CHILDS FAMILY TRUST," dated 29th day of June, 2010, by ED CHILDS and MARY LOU CHILDS, husband and wife, as Trustors and ED CHILDS and MARY LOU CHILDS as Trustees. Set forth is a summary of the terms and provisions of said trust:

1. **Amendments.** There have been no amendments to the above referenced trust which change or modify the terms and provisions referred to in this Certificate of Trust.
2. **Beneficiaries.** The Trustors are the current beneficiaries of the Trust.
3. **Initial Trustees.** ED CHILDS and MARY LOU CHILDS are designated as the original Trustees of the Trust. ~~Upon the death, resignation, incapacity, or failure for any reason of either of them, the other becomes the sole trustee.~~
4. **Successor Trustees.** Upon the death, resignation, incapacity, or failure for any reason of both Trustors to act as Trustees, STEVEN DELROY CHILDS and MAUREEN GALLAGHER JENSEN are the first named successor co-Trustees.
5. **Trustors' Right to Amend, Revoke, or Withdraw.** The Trustors, or the survivor of them, retain the unlimited right to amend the trust, revoke the trust in whole or in part, withdraw income and principal from the trust, or add property to the trust for administration that is acceptable to the Trustee.
6. **Trustee's Powers.** The Trustees, or the successor Trustee if in office, have the power and authority to manage and control the trust property in such manner as the Trustees or successor Trustee may deem advisable, and have and may enjoy and exercise all powers and rights over and concerning property and the proceeds thereof as fully as though the Trustees were the absolute and unqualified owner of same, including, but not limited to, the following:
 - a. **Power to Manage Trust Property.** The power to buy, exchange, lease, sell and convey real and personal property;
 - b. **Power to Borrow.** The power to borrow money and to obligate the trust estate by mortgage, deed of trust, pledge or otherwise; and
 - c. **Power to Invest.** the power to invest in commodities of every nature, corporate obligations of every kind, precious metals such as gold or silver, stocks, preferred or common, to by stocks, bonds, commodities and similar investments and to hypothecate, borrow

upon, purchase and/or sell existing securities in such account as the Trustee may deem appropriate or useful.

7. **Distribution After Death of Surviving Trustor.** Following the death of the surviving Trustor, the trust terminates and shall be distributed for the benefit of the named beneficiaries according to the terms of the trust.

8. **Real and Personal Property.** All personal transferred into the trust shall remain personal property and all real property transferred into the trust shall remain real property.


9. **Trustee's Power to Transfer Assets.** The Trustee has full power to transfer assets held in the name of the trust, and subsequent transferees shall be entitled to rely upon such transfers, provided the chain of title is not otherwise deficient.


10. **Governing Law.** The trust shall be governed and interpreted in accord with the laws of the State of Washington.

11. **Spendthrift Provision.** The trust contains a spendthrift provision.

12. **Trust Agreement to Govern.** The use of this Certificate of Trust is for convenience only, and the Trust Agreement is solely controlling as to provisions and interpretations, and any conflict between this Certificate and the Trust Agreement shall be decided in favor of the Trust Agreement.

IN WITNESS WHEREOF, the parties hereto have executed this Certificate of Trust this 29th day of June, 2010.


ED CHILDS,
Trustor & Trustee


MARY LOU CHILDS,
Trustor & Trustee