

WHEN RECORDED RETURN TO:

Natalie Cuthbert
100 Leann St
Mount Vernon WA 98274

DOCUMENT TITLE(S):
Special Power of Attorney

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

GRANTOR:
Jeremy Cuthbert

GRANTEES:
Natalie Michelle Cuthbert

ABBREVIATED LEGAL DESCRIPTION:
, , LT 144, DIGBY HEIGHTS, PH 1, REC. NO. 200904150063, according to the Plat thereof filed in Volume of Plats at Page(s) , records of Skagit County, Washington.

TAX PARCEL NUMBER(S):
P128518 / 4984-000-144-0000

SPECIAL POWER OF ATTORNEY

PREAMBLE: *This is a MILITARY POWER OF ATTORNEY prepared pursuant to Title 10, United States Code, § 1044b, and executed by a person authorized to receive legal assistance from the military services. Federal law exempts this power of attorney from any requirement of form, substance, formality, or recording that is prescribed for powers of attorney by the laws of a state, the District of Columbia, or a territory, commonwealth, or possession of the United States. Federal law specifies that this power of attorney shall be given the same legal effect as a power of attorney prepared and executed in accordance with the laws of the jurisdiction where it is presented.*

A Special Power of Attorney (SPOA) is a written authorization to act on another's behalf regarding private affairs, business matters such as banking and real estate, and other matters as specified in the language of the SPOA. The person authorizing the other to act is the principal or grantor. For a SPOA to be valid, the principal must sign the SPOA and their signature must be notarized. The person authorized to act on the principal's behalf is the agent or attorney-in-fact. By signing this document, you are creating a SPOA for the agent listed below to act on your behalf as outlined in the paragraphs below.

KNOW ALL PERSONS BY THESE PRESENTS:

That I, JEREMY CUTHBERT, currently residing in the State of Washington, by this document do make and appoint Natalie Michelle Cuthbert, whose present address is 3148 Albacore Circle K8, Silverdale, WA 98315, as my true and lawful attorney-in-fact to do and execute any or all of the following acts or things:

REAL PROPERTY WITH HOUSE/CONDOMINIUM/OR OTHER STRUCTURE

For me and in my name to purchase real property, including a house and lot in the city of Mount Vernon, county of Skagit, state of Washington, and for that purpose to borrow the necessary money to effect said purchase through a Conventional, FHA or VA loan giving said property as security for the loan; also, to sign, seal and deliver as collateral thereto, a mortgage or deed of trust upon said real estate, with the usual power of sale, and interest and insurance, and other usual or customary provisions and covenants, and further to execute and deliver any application forms or other documents necessary to obtain a Conventional, FHA or VA loan for the purpose of purchasing such property. When entering into a Conventional, FHA or VA loan my attorney-in-fact shall choose a rate of interest and terms she deems best but for no more than \$370,000, further, to record this Power of Attorney in the clerk's office of the county of Skagit, state of Washington prior to engaging in any of the above-authorized transactions for the real property.

I HEREBY GIVE AND GRANT TO my said attorney-in-fact full power and authority to perform every act and thing whatsoever that is necessary or appropriate to accomplish the purposes for which this Power of Attorney is granted, as fully and effectually as I could do if I were present; and I hereby ratify all that my said attorney-in-fact shall lawfully do or cause to be done by virtue of this document.

PROVIDED, however, that all business transacted hereunder for me or for my account shall be transacted in my name, and that all endorsements and instruments executed by my said attorney-in-fact for the purpose of carrying out the foregoing powers shall contain my name, followed by that of my said attorney-in-fact and the designation "attorney-in-fact."

I FURTHER DECLARE, this power of attorney shall remain in full force and effect until June 7, 2020, unless sooner revoked by me. Any act or thing lawfully done hereunder by my said attorney-in-fact shall be binding on myself and my heirs, legal and personal representatives and assigns, whether the same shall have been done either before or after my death, or other revocation of this instrument, unless and until reliable intelligence or notice thereof shall have been received by my said attorney-in-fact. Revocation shall be of no effect on parties (either my agent-in-fact or a third party) who act or have completed acts in reliance upon this special power of attorney prior to receipt by them of such notice of revocation as may be prescribed by law.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 7th day of June, 2019.


JEREMY CUTHBERT


ACKNOWLEDGEMENT BY STATE NOTARY PUBLIC

State of Washington)
) SS.:
County of Kitsap)

On this the 7th day of June, 2019, before me, Ruthetta McClarin, Notary Public, personally appeared JEREMY CUTHBERT, who proved to me on the basis of satisfactory evidence consisting of an Armed Forces Identification Card and/or valid State/Federal Government issued identification to be the person(s) whose names(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signatures on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under the PENALTY OF PERJURY under the laws of the State of Washington that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.


Ruthetta McClarin

My commission expires: April 19, 2021

