

When recorded return to:
Matthew D. Letcher and Vanessa E. Letcher
2207 21st Street
Anacortes, WA 98221



201907290057

07/29/2019 11:42 AM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620038719

DOCUMENT TITLE(S)

Special Power of Attorney

CHICAGO TITLE
620038719

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: _____

Additional reference numbers on page _____ of document

GRANTOR(S)

Vanessa E Letcher

☐ Additional names on page _____ of document

GRANTEE(S)

Matthew D Letcher

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

Lot(s): 4, 5 and Ptn. 3 Block: 213 MAP OF THE CITY OF ANACORTES

Complete legal description is on page _____ of document

TAX PARCEL NUMBER(S)

P117785 / 3772-213-005-0100

Additional Tax Accounts are on page _____ of document

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

"I am signing below and paying an additional \$50 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

Signature of Requesting Party

Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements

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.*

KNOW ALL PERSONS BY THESE PRESENTS:

That I, Vanessa E. Letcher currently residing in the State of Virginia, by this document do make and appoint Matthew D. Letcher whose present address is 8525 Monticello Ave, Alexandria, VA 22308, as my true and lawful attorney-in-fact to do and execute (or to act with persons jointly interested with myself therein in the doing or execution of) any or all of the following acts or things:

For me and in my name to purchase real property located at 2207 21st Street, Anacortes, Washington 98221. including a house, lot, and any structures therein, in the State of Washington county of Skagit, for such price, at such rate of interest not to exceed 3.75% and upon such terms as Matthew D. Letcher shall deem best, but not to exceed \$612,000, for a term of 15 years and for that purpose to borrow the necessary money to effect said purchase through a Conventional 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 loan for the purpose of purchasing such property.

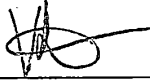
I HEREBY GIVE AND GRANT TO my said attorney-in-fact full power and authority to perform every act and thing whatsoever that is necessary or appropriate to accomplish the purposes for which this Power of Attorney is granted, as fully and effectually as I could do if I were present; and I hereby ratify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

FURTHER, this power of attorney shall remain in full force and effect until **22 September 2019**, unless sooner revoked by me, provided, however, that such prior revocation shall be of no effect in respect to parties acting or things done in reliance hereon 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 day, 22 July 2019.

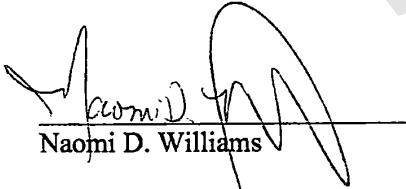


VANESSA E. LETCHER

COMMONWEALTH OF VIRGINIA

COUNTY OF ARNLINGTON

Subscribed, sworn to and acknowledged before me by Vanessa E. Letcher on July 22, 2019.


Naomi D. Williams

NOTARY PUBLIC

My Commission Expires: January 31, 2021.

