



200706290056

Skagit County Auditor

6/29/2007 Page 1 of 3 9:37AM

Prepared by, recording requested by and
Return to:

Name: Richard Ault
Address: P. O. Box 640408
City: San Francisco
State: CA Zip: 94164-0408
Phone: (415) 441-9020
FAX: (415) 441-0239
E-Mail SFOHAU@AOL.COM

-----Above this Line for Official use Only-----

**SPECIAL POWER OF ATTORNEY
FOR CLOSING REAL ESTATE TRANSACTION**

(Agent for Seller)

STATE OF CALIFORNIA
COUNTY OF SAN FRANCISCO

FIRST AMERICAN TITLE CO.

A91669E-1

KNOW ALL MEN BY THESE PRESENT, THAT I, Richard L. Ault
Whose address is P. O. Box 640408, San Francisco, CA, 94164-0408; desiring to execute a
SPECIAL POWER OF ATTORNEY, hereby appoint, Nancy E. Babbitt, of Skagit County,
Washington, as my Attorney-in-Fact full power to:

To do all things necessary to close on the sale of real property in Skagit County,
Washington, following described property, **(or any other property situated in Skagit
County)**, commonly known as 14838 Gibraltar Rd, Anacortes, WA, 98221. With Full
power and authority for me and in my name to execute any and all documents necessary
to effect the sale, conveyance and settlement on said property, including but not limited
to, deeds, checks, receipts, releases, warranties, affidavits, contracts, addenda, settlement
statements, loan commitments and disclosure statements, truth-in-lending statements, all
forms of commercial papers, endorsements to checks, or the like, and any such other
instrument or instruments in writing of whatever kind, character and nature as may be
necessary to complete the sale, financing arrangements, and the settlement process.

The legal description of the property is as follows, to-wit: P73550 P73513

GIBRALTER, BLOCK 40, LOT 1 TO 10, ACRES 0.62, TOGETHER WITH VACATED 1/2 STREETS
ADJACENT TO LOTS 1 TO 10 OF BLOCK 40. ALSO TOGETHER WITH PORTION OF BLOCK 39 LYING
NERTHERLY OF THE 60 FOOT WIDE COUNTY ROAD CONVEYED TO SKAGIT COUNTY RECORDED
UNDER AF##394003; EXCEPT LOTS 1 AND 2 OF SAID BLOCK 39; TOGETHER WITH ADJACENT
STREETS WHICH UPON VACATION REVERTED TO SAID PREMISES BY OPERATION OF LAW. LESS
ROAD. EXCEPT THAT PORTION OF BLOCKS 39 AND 40 OF THE PLAT OF GIBRALTER, INCLUDING
STREETS AND ALLEYS, LYING EASTERLY OF LINE BEING THE SOUTHERLY EXTENSION OF THE
WEST LINE OF THE PLAT OF QUAKER COVE, EXTENDING FROM THE SOUTHWEST CORNER OF LOT
19 IN THE PLAT OF QUAKER COVER SOUTH TO GIBRALTER ROAD, ALSO EXCEPT THAT PORTIONS
OF BLOCKS 39 AND 40 "PLAT OR THE TOWNSITE OF GIBRALTER, DESCRIBED AS FOLLOWS: A
STRIP OF LAND 60.00 FEET IN WIDTH LYING 30 FEET ON EACH SIDE OF THE FOLLOWING

TOWNSHIP 34 NORTH, RANGE 2 EAST; THENCE SOUTH 00 DEGREES 28' 42" WEST ALONG THE WEST LINE OF THE SOUTHWEST CORNER OF SAID SECTION 17 TO THE SOUTHWEST CORNER OF SAID SECTION 17; THENCE NORTH 62 DEGREES 06' 09" EAST A DISTANCE OF 1,681.21 FEET MORE OR LESS, TO THE MONUMENTED SOUTHWEST CORNER OF BLOCK 47 OF SAID PLAT OF THE TOWNSITE OF GIBRALTER; THENCE NORTH 89 DEGREES 29' 02" WEST 30.00 FEET TO THE TRUE POINT OF BEGINNING OF SAID CENTERLINE; THENCE SOUTH 00 DEGREES 29' 02" WEST 68.55 FEET; THENCE SOUTH 27 DEGREES 21; 15" WEST 62.08 FEET; THENCE SOUTH 20 DEGREES 29' 45" WEST 113.87 FEET, MORE OR LESS, TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF GIBRALTER ROAD, SAID POINT BEARS NORTH 68 DEGREES 08' 03" EAST A DISTANCE OF 1,494.37 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 17 AND IS THE TERMINUS OF SAID CENTERLINE; TOGETHER WITH THAT PORTION OF SAID BLOCKS 29 AND 40 LYING EASTERLY OF THE EAST LINE OF THE ABOVE DESCRIBED 60.00 FOOT WIDE STRIP OF LAND AND WESTERLY OF THE SOUTHERLY EXTENSION OF THE WEST LINE OF THE "PLAT OF QUAKER COVE" AS PER PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 37, RECORDS OF SKAGIT COUNTY EXTENDED FROM THE SOUTHWEST CORNER OF LOT 19 IN THE PLAT OF QUAKER COVE SOUTH TO GIBRALTER ROAD. (THE ABOVE DESCRIBED 60.00 WIDE STRIP OF LAND IS A REVISION THE 60.00 WIDE EASEMENT DELINEATED ON THE FACE OF THAT CERTAIN SURVEY RECORDED DECEMBER 16, 1995 AS AUDITOR'S FILE NO. 199912160093, SAID 60.00 WIDE STRIP OF ALSO BEING IDENTICAL WITH THAT CERTAIN "NOTICE OF EASEMENT" RECORDED MARCH 5, 1999 AS AUDITOR'S FILE NO. 9903050140.)

I hereby ratify and confirm all that said attorney-in-fact shall lawfully do or cause to be done by virtue of this Power of Attorney and the rights and powers herein granted.

All acts done by means of this power shall be done in my name, and all instruments and documents executed by my Attorney hereunder shall contain my name, followed by that of my attorney and the description "Attorney-in-Fact," excepting however any situation where local practice differs from the procedure set forth herein, in that event local practice may be followed. This SPECIAL POWER OF ATTORNEY shall be valid and may be relied upon by any third parties until such time as any revocation is recorded in the recorder's office of the county where the land is located.

DATED this 15 day of March, 2006.


Signature

Richard L. Ault
Print Name

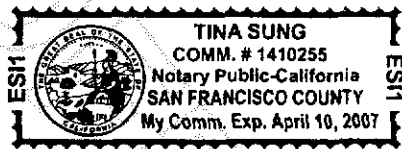
State of California
County of San Francisco

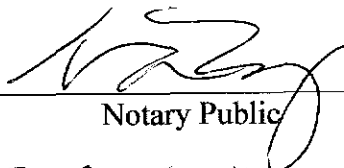
On March 15, 2007 before me, Tina Sung, (here insert name), a Notary Public, personally appeared Richard L. Ault, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to



me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.





Notary Public
TINA SUNG

Print Name

My commission expires on:

April 10, 2007

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