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WHEN RECORDED RETURN TO:

Skagit County Auditor

\$74.00

7/24/2015 Page

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3

1:55PM

Alyssa A. Sass
2120 12th Street
Anacortes, WA 98221

DOCUMENT TITLE(S):
Special Power of Attorney

GUARDIAN NORTHWEST TITLE CO.
A 108977

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

GRANTOR:
Matthew H. Sass

GRANTEES:
Alyssa A. Sass

ABBREVIATED LEGAL DESCRIPTION:
Ptn. Lots 6 – 8, Block 195, Anacortes (aka Lot 1, Boundary Line Adjustment Survey)

TAX PARCEL NUMBER(S):
P56193, 3772-195-010-0006

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, Matthew H. Sass, currently residing in the State of Washington, by this document do make and appoint Alyssa A. Sass, whose present address is 888 Western Avenue APT 609, Seattle, WA 98104, 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:

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 Anacortes, 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 not to exceed these limits: an interest rate of 5% and a mortgage limit of \$500,000.00; 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 located at 2120 12th Street, Anacortes, WA 98221.

To take possession and order the removal and shipment of my household goods, personal baggage, or other personal property and to cause such property to be removed from its present location at 888 Western Avenue APT 609, Seattle, WA 98104 and to cause it to be shipped on Government orders to such place or places as my attorney-in-fact in his/her discretion may deem appropriate, to the following address: 2120 12th Street, Anacortes, WA 98221 or to any warehouse, depot, dock, or other place of storage or safekeeping, governmental or private directed by orders of appropriate U. S. Navy or military transportation officials, and to execute and deliver all necessary forms, papers, certificates and receipts to carry out the foregoing.

To receive, inspect, take possession of, take exception to, and sign for my household goods or property shipped from 888 Western Avenue APT 609, Seattle, WA 98104 to 2120 12th Street, Anacortes, WA 98221.

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 July 9, 2016, 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 9th day of July, 2015.



MATTHEW H. SASS

ACKNOWLEDGEMENT BY A PERSON AUTHORIZED TO ACT AS A NOTARY PURSUANT TO TITLE 10 U.S.C. 1044a SERVING WITH THE ARMED FORCES OF THE UNITED STATES

AT: USS JOHN C. STENNIS (CVN 74), LOCATED AT NAVAL BASE KITSAP, BREMERTON, WASHINGTON

Before me personally appeared Matthew H. Sass, who, having produced an Armed Forces Identification Card and/or valid State/Federal Government issued identification, is proven to me to be the identical person who is described herein, and who signed and executed the foregoing instrument on this 9th day of July, 2015, as a true, free, and voluntary act and deed, for uses, purposes, and considerations therein set forth. And I do further certify that I am a person authorized under 10 U.S.C. § 1044a to exercise the powers of a notary without requirement of a seal, and that this document is executed by me in accordance with those powers and in that capacity.



Name of Notary: Tanica S. Bagmon
Rank: LNC(SW/AW)/E-7
Authority: 10 U.S.C. § 1044a.
NO SEAL REQUIRED

