

143778

BOOK 220 PAGE 622  
BOOK 237 PAGE 479

## RETURN ADDRESS:

Randall Bandy  
5000 NE 72<sup>nd</sup> Ave #N90  
Vancouver, WA 98661FILED FOR RECORD  
SKAMMISSET, WASH  
BY *Mary Wilson*

FEB 15 3 10 PM '02

*J. Laury*  
AUDITOR  
J. MICHAEL GARVISON

BOOK 247 PAGE 458

Please Print or Type Information.

## Document Title(s) or transactions contained therein:

1. Durable Power of Attorney

2. \_\_\_\_\_

3. \_\_\_\_\_

4. \_\_\_\_\_

## GRANTOR(S) (Last name, first, then first name and initials)

1. Bernard K. Bandy

2. \_\_\_\_\_

3. \_\_\_\_\_

4. \_\_\_\_\_

☐ Additional Names on Page \_\_\_\_\_ of Document.

## GRANTEE(S) (Last name, first, then first name and initials)

1. Vickie Gail Hasey2. Randall Keith Bandy

3. \_\_\_\_\_

4. \_\_\_\_\_

☐ Additional Names on Page \_\_\_\_\_ of Document.

## LEGAL DESCRIPTION (Abbreviated: i.e., Lot, Block, Plat or Section Township, Range, Quarter/Quarter)

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

## DURABLE POWER OF ATTORNEY

BERNARD K. BANDY, residing at Underwood, Skamania County, Washington, as authorized by RCW 11.94, hereby names his daughter, VICKIE GAIL HOSEY, residing in Springfield, Missouri, as attorney-in-fact with the intention that this designation of durable power of attorney shall remain in force and not be limited by any future disability or incompetence of the principal. In the event VICKIE GAIL HOSEY shall be unwilling or unable to act as attorney-in-fact, BERNARD K. BANDY appoints his son, RANDALL KEITH BANDY, residing in Gladstone, Oregon, as alternate attorney-in-fact, with all the same powers as granted unto the first-named attorney-in-fact.

### 1. POWERS.

(a) General Powers. The attorney-in-fact shall act as a fiduciary for the principal. The attorney-in-fact shall have all powers over the principal's estate that the principal has or acquires, both within and without the State of Washington, except for those powers specifically excluded in paragraph 1(c) of this document. In the event of the principal's disability or incompetence the attorney-in-fact shall have equal powers over the principal's person as well.

(b) Specific Powers. The attorney-in-fact shall have all powers as are necessary or desirable to provide for the support, maintenance, health, emergencies, and urgent necessities of the Principal. The specific powers of the attorney-in fact shall include, but not be limited to, the following:

ROBERT D.  
WEISFIELD  
Attorney-at-Law

WSBA # 3538  
P.O. Box 421  
(218 E. Steuben)  
Bingen, WA 98605  
(509) 493-2772

DURABLE POWER OF ATTORNEY  
PAGE 1 of 5

(1) To have the sole and exclusive authority to determine medical treatment for the principal, if the principal shall be physically or mentally incapacitated or otherwise unable to make such authorization for himself, including authorization for emergency care, hospitalization, surgery, therapy and/or any other kind of treatment which the attorney-in-fact shall, in her/his sole discretion, think necessary.

(2) To be given first priority, along with the other members of the principal's family, in visitation should the principal be a patient in any institution and unable to express a preference on account of his illness or disability.

(3) To have the authority to revoke any Community Property Agreement between the principal and his spouse and to make any necessary gifts for the purpose of qualifying the principal for medical assistance or limited casualty program for the medically needy.

(4) To buy, receive, lease, borrow, accept, or otherwise acquire; to sell, convey, lend, release, waive, mortgage, quit claim, or otherwise encumber or dispose of; to revoke, create, or modify any trust of; or to contract or agree for the acquisition, disposal, or encumbrance of, any property whatsoever or any custody, possession, interest, or right therein, upon such terms as my said attorney shall think proper.

(5) To make, endorse, accept, receive, sign, seal, execute, acknowledge and deliver deeds, mortgages, leases, assignments, agreements, certificates, obligations, checks, notes, bonds, vouchers, receipts, notices, claims, proofs, proxies, stock powers, bond or stock certificates and such other written instruments of whatever kind and nature as may be necessary, convenient, or proper in the premises.

(6) To deposit, withdraw or transfer any money or credits in any banking or building, savings, loan or credit union institution or any other depository, or investment or execute and renew any checks, withdrawals, deposits, promissory notes, bonds, bills or exchange or evidences of indebtedness and to waive notice of demand and other protest and to transact and perform any and all other banking or financial business and affairs of any kind whatsoever, as fully and completely as I may do if present.

ROBERT D.  
WEISFIELD  
Attorney-at-Law

WSBA # 3538  
P.O. Box 421  
(218 E. Stauben)  
Bingen, WA 98015  
(509) 493-2774

DURABLE POWER OF ATTORNEY  
PAGE 2 of 5



1 (c) Exclusions. The attorney-in-fact shall not have the power to revoke  
2 or change any estate planning or testamentary documents previously executed by  
3 the principal, except as provided herein.

4 2. EFFECTIVE DATE. This power of attorney shall become effective  
5 upon the disability or incompetence of the principal. Said disability or  
6 incompetence shall be evidenced by the written statements of two physicians then  
7 attending the principal.

8 3. DURATION. This Durable Power of Attorney becomes effective as  
9 provided in paragraph 2, and shall remain in effect until revoked or terminated  
10 under the terms of paragraph 4.

11 4. REVOCATION AND TERMINATION.

12 (a) Revocation. This power of attorney may be revoked, suspended or  
13 terminated in writing by the principal with written notice to the designated  
14 attorney-in-fact and by recording the written instrument of revocation in the  
15 office of the recorder or auditor of the principal's residence - to wit - the  
16 auditor's office of Skamania County in Stevenson, Washington.

17 (b) Termination by Death of the Principal. The death of the principal  
18 shall be deemed to revoke this power of attorney upon actual knowledge or actual  
19 notice being received by the attorney-in-fact.

20 (c) Nomination of Guardian. If guardianship or protective proceedings  
21 are commenced in the appropriate court for the appointment of a guardian or  
22 limited guardian of the principal's estate or person, the principal hereby  
23 nominates the attorney-in-fact as the appropriate person to be appointed as  
24 guardian or limited guardian if the guardianship is deemed necessary by the  
25 court. Pursuant to RCW 11.94.010, the court shall appoint the attorney-in-fact as  
26 the principal's guardian or limited guardian if this nomination is the principal's  
27 most recent nomination made in a Durable Power of Attorney. The court shall

not appoint the attorney-in-fact as the principal's guardian or limited guardian only if good cause is shown or if the attorney-in-fact is deemed disqualified.

(d) Termination by Appointment of Guardian. This power of attorney may be terminated, revoked, or suspended by any person who is appointed by the Superior Court to be guardian of the estate of the principal; however, court appointment of a guardian of the person of the principal shall not affect this power of attorney.

5. RIGHTS AND DUTIES OF THE ATTORNEY-IN-FACT.

(a) Reliance. The attorney-in-fact and all persons dealing with the attorney-in-fact shall be entitled to rely upon this power of attorney so long as it is effective, and has not been revoked, suspended, or terminated. Any action taken in reliance on this document unless otherwise invalid or unenforceable shall be binding on the heirs, devisees, legatees, or personal representatives of the principal.

(b) Indemnity. The estate of the principal shall hold harmless and indemnify the attorney-in-fact from all liability for acts done in good faith and not done in fraud of the principal.

(c) Accounting. The attorney-in-fact shall be required to account to any subsequently appointed personal representative.

Dated this 26 day of August, 1997.

  
BERNARD K. BANDY, Principal

BOOK 220 PAGE 627

BOOK 237 PAGE 484

BOOK 247 PAGE 463

1 STATE OF WASHINGTON )

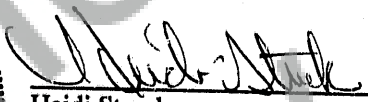
2 County of Klickitat )

ss

3  
4 This is to certify that on the 10 day of August, 1997, before me, the  
5 undersigned Notary Public, personally appeared BERNARD K. BANDY, to me  
6 known to be the individual described herein and who executed the foregoing  
7 Durable Power of Attorney, and acknowledged to me that he signed and sealed  
8 the same as his free and voluntary act and deed, for the uses and purposes therein  
9 mentioned.

10 IN WITNESS WHEREOF, I have hereunto set my hand and affixed my  
11 official seal.



12   
13 Heidi Struck  
14 Notary Public for Washington  
15 residing at White Salmon  
16 Commission expires: 4/11/98  
17  
18  
19  
20  
21  
22  
23  
24  
25

26 ROBERT D.  
27 WEISFIELD  
28 Attorney-at-Law

WSBA # 3538  
(210 E. Stauben)  
Bingen, WA 98605  
(509) 493-2772

DURABLE POWER OF ATTORNEY  
PAGE 5 of 5



PAUL M. HAMADA, M.D.  
HOOD RIVER INTERNAL MEDICINE, PC.  
PHYSICIAN - INTERNAL MEDICINE

1784 May Street • Hood River, Oregon 97031 • Phone (541) 388-4511

August 20, 2001

re. BANDY, BERNARD KEITH

To Whom It May Concern,

On June 21, 2001, Mr. Bandy suffered a major hemispheric stroke resulting in partial hemiparesis and cognitive dysfunction. Because of the latter, Mr. Bandy is NOT capable of caring for his own personal or financial matters.

Sincerely,



Paul M. Hamada, M.D.  
PMH/pmh



SELAH CLINIC

PAUL E. EMMANS, Jr., D.O.

BOOK 247 PAGE 465

118 S. Second Street  
Selah, WA 98942  
Tel: (509) 697-4827  
Fax: (509) 697-5663

August 21, 2001

To Whom This May Concern:

Re: Bernard "Keith" Bandy  
DOB: 8-2-37

Mr. Bandy is a resident at the Renaissance Care Center. He has a diagnosis of thrombotic stroke with hemiparesis aphasia and apraxia.

He is unable to manage his own financial and personal affairs due to the above condition.

If we can be of further assistance please let us know.

Yours truly,

Paul E. Emmans, Jr., D.O.

PEE:mt



BOOK 237 PAGE 485

BOOK 247 PAGE 466

DECLINATION OF RIGHT TO SERVE AS ATTORNEY IN FACT

pursuant to

POWER OF ATTORNEY

I, Vicki G. Hosey, residing at 506 Jamie Drive, Selah, WA 98942, having been named as attorney in fact pursuant to the terms of a DURABLE POWER OF ATTORNEY executed by Bernard Bandy on the 26th day of August, 1997 and recorded with the Auditors Office of Skamania COUNTY as Auditors File No.143778. I am unable or unwilling to act and wish to relinquish all authority to act as attorney in fact designee. By executing this instrument I acknowledge that Randall Bandy named as alternate after me will act. I further acknowledge that I will have no rights to act unless reappointed by Bernard Bandy through a new power of attorney which would need to be signed in the future.

DATED this 4<sup>th</sup> day of Feb, 2003.

Vicki G. Hosey  
Vicki G. Hosey

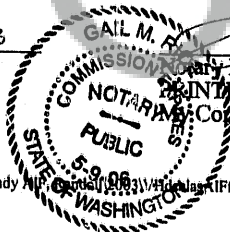
STATE OF WASHINGTON )

ss.

COUNTY OF CLARK )

I certify that I know or have satisfactory evidence that Vicki G. Hosey signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: 2/4/03



PRINTED NAME: Gail M. Rice  
Commission Expires: 5-9-06