

WHEN RECORDED RETURN TO:

Teddi Rae Midland
111 Simmons Rd.
Stevenson, WA 98648

DOCUMENT TITLE(S)

Last Will and Testament

REFERENCE NUMBER(S) of Documents assigned or released:

Book 1 Page 154

☐ Additional numbers on page ____ of document.

GRANTOR(S):

Teddi Rae Midland

☐ Additional names on page ____ of document.

GRANTEE(S):

The Public

☐ Additional names on page ____ of document.

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

Sec. 36 T3, R7

☐ Complete legal on page 20 of document.

TAX PARCEL NUMBER(S):

03073610020100

☐ Additional parcel numbers 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.

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LAST WILL AND TESTAMENT OF

Teddi Rae Midland

BE IT KNOWN THIS DAY THAT,

I, Teddi Rae Midland , of Skamania County, Washington, being of legal age and of sound and disposing mind and memory, and not acting under duress, menace, fraud, or undue influence of any person, do make, declare and publish this to be my Will and hereby revoke any Will or Codicil I may have made.

ARTICLE ONE Marriage and Children

I am married to Dale Wayne Midland and have the following adult children:

Name: Traci Lee Bowlby
Name: Scott Wayne Midland
Name: na

Date of Birth: August 20, 1970
Date of Birth: November 29, 1972
Date of Birth: na

ARTICLE TWO Debts and Expenses

I direct my Personal Representative to pay all costs and expenses of my last illness and funeral expenses. I further direct my Personal Representative to pay all of my just debts that may be probated, registered and allowed against my estate. However, this provision shall not extend the statute of limitations for the payment of debts, or enlarge upon my legal obligation or any statutory duty of my Personal Representative to pay debts.

ARTICLE THREE Specific Bequests of Real and/or Personal Property

I will, give and bequeath unto the persons named below, if he or she survives me, the Property described below:

Name	Address	Relationship
Dale Wayne Midland	111 Simmons Rd. Stevenson, WA. 98648 [14]	Husband

Property: All assets of real property parcel #03073610020100, financial assets as per our community property agreement shall I proceed him in death.

Name	Address	Relationship
Traci Lee Bowlby	812 Kanaka Creek Rd. Stevenson, WA. 98648 [20]	Daughter

Property: 9.54 acres of property from real property parcel # 03073610020100 owned by Dale Wayne Midland and Teddi Rae Midland to include the primary resident of Teddi Rae Midland and Traci Lee Bowlby's primary resident to include the two shops and barns indicated on the survey as "Traci Lee Bowlby parcel" including all contents on the 9.54 acres of property all out buildings carport, garage, shop and shed to include all contents. See attached survey map for indicated property line. All vehicles to include farm tractor, Toyota Pick-up, Dodge Truck, Honda Civic, Boat and travel trailer.. All other property not specified or listed but considered part of the estate is to go to Traci Lee Bowlby. The balance of all financial assets goes to Traci Lee Bowlby to care for costs of the estate minus the one dollar that is going to Scott Wayne Midland upon my death.

Name	Address	Relationship
Scott Wayne Midland	882 Kanaka Creek Rd. Stevenson, WA. 98648	Son

Property: 5.53 acres of property from the real property parcel # 03073610020100 owned by Dale Wayne and Teddi Rae Midland that surrounds and includes Scott Wayne Midlands primary residence and outbuildings to include shop and barn as indicated on the attached survey map as "Scott Wayne Midland parcel". Scott Wayne Midland is to bear all expenses to include fence building, survey, property transfer fees and any other fees related to assuming ownership of the 5.53 from the original parcels as indicated on the attached survey. One dollar of estate money.

In the event I name a person in this Article and said person predeceases me, the bequest to such person shall lapse and the property shall pass under the other provisions of this Will. In the event that I do not possess or own any property listed above on the date of my death, the bequest of that property shall lapse.

ARTICLE FOUR Homestead or Primary Residence

I will, devise and bequeath all my interest in my homestead or primary residence, if I own a homestead or primary residence on the date of my death that passes through this Will, to my spouse, Dale Wayne Midland, if he or she survives me. If he or she does not survive me, then my homestead or primary residence shall pass under the residuary clause of this Will.

ARTICLE FIVE All Remaining Property – Residuary Clause

I will, devise, bequeath and give all the rest and remainder of my property and estate of every kind and character, including, but not limited to, real and personal property in which I may have an interest at the date of my death and which is not otherwise effectively disposed of, to my spouse, Dale Wayne Midland.

ARTICLE SIX Contingent - All Remaining Property – Residuary Clause

In the event that my spouse shall predecease me, I will, devise, bequeath and give all the rest and remainder of my property and estate of every kind and character, including, but not limited

to, real and personal property in which I may have an interest at the date of my death and which is not otherwise effectively disposed of, to my child(ren) Traci Lee Bowlby. If I have and name more than one child, they are to receive the property, equally, per stirpes.

ARTICLE SEVEN

Appointment of Personal Representative, Executor or Executrix

I hereby appoint Traci Lee Bowlby, as Personal Representative of my estate and this Will. In the event my Personal Representative shall predecease me, or, for any reason, shall fail to qualify or cease to act as my Personal Representative, then I hereby appoint Bradley Allen Bowlby to serve as successor Personal Representative of my estate and Will.

The term "Personal Representative", as used in this Will, shall be deemed to mean and include "Personal Representative", "Executor" or "Executrix".

ARTICLE EIGHT

Waiver of Bond, Inventory, Accounting, Reporting and Approval

My Personal Representative and successor Personal Representative shall serve without any bond, and I hereby waive the necessity of preparing or filing any inventory, accounting, appraisal, reporting, approvals or final appraisement of my estate.

ARTICLE NINE

Powers of Personal Representative, Executor and Executrix

I direct that my Personal Representative shall have broad discretion in the administration of my Estate, without the necessity of Court approval. I grant unto my Personal Representative, all powers that are allowed to be exercised by Personal Representatives by the laws of the State of Washington and to the extent not prohibited by the laws of Washington, the following additional powers:

1. To exercise all of the powers, rights and discretions granted by virtue of any "Uniform Trustees' Powers Law," and/or "Probate Code" adopted by the State of Washington.

2. To compromise claims and to abandon property which, in my Executor's opinion is of little or no value.

3. To purchase or otherwise acquire and to retain any and all stocks, bonds, notes or other securities, or shares or interests in investment trusts and common trust funds, or in any other property, real, personal or mixed, as my Personal Representative may deem advisable, whether or not such investments or property be of the character permissible by fiduciaries, without being liable to any person for such retention or investment.

4. To settle, adjust, dissolve, windup or continue any partnership or other entity in which I may own a partnership or equity interest at the time of my death, subject, however, to the terms of any partnership or other agreement to which I am a party at the time of my death. I authorize my Personal Representative to continue in any partnership or other entity for such periods and upon such terms as they shall determine. My Personal Representative shall not be disqualified by reason of being a partner, equity owner or title holder in such firm from

participating on behalf of my estate in any dealings herein authorized to be carried on between my Personal Representative and the partners or equity owners of any such partnership or other entity.

5. To lease, sale, or offer on a lease purchase, any real or personal property for such time and upon such terms and conditions in such manner as may be deemed advisable by my Personal Representative, all without court approval.

6. To sell, exchange, assign, transfer and convey any security or property, real or personal, held in my estate, or in any trust, at public or private sale, at such time and price and upon such terms and conditions (including credit) as my Personal Representative may deem advisable and for the best interest of my estate, or any trust. I hereby waive any requirement of issuing summons, giving notice of any hearing, conducting or holding any such hearing, filing bond or other security, or in any way obtaining court authority or approval for any such sale, exchange, assignment, transfer or conveyance of any real or personal property.

7. To pay all necessary expenses of administering the estate and any trust including taxes, trustees' fees, fees for the services of accountants, agents and attorneys, and to reimburse said parties for expenses incurred on behalf of the estate or any trust hereunder.

8. Unless otherwise specifically provided, to make distributions (including the satisfaction of any pecuniary bequest) in cash or in specific property, real or personal, or in an undivided interest therein, or partly in cash and partly in other property, and to do so with or without regard to the income tax basis of specific property allocated to any beneficiary and without making pro rata distributions of specific assets.

9. To determine what is principal and what is income with respect to all receipts and disbursements; to establish and maintain reserves for depreciation, depletion, obsolescence, taxes, insurance premiums, and any other purpose deemed necessary and proper by them and to partite and to distribute property of the estate or trust in kind or in undivided interests, and to determine the value of such property.

10. To participate in any plan of reorganization, consolidation, dissolution, redemption, or similar proceedings involving assets comprising my estate or any trust created hereunder, and to deposit or withdraw securities under any such proceedings.

11. To perform such acts, to participate in such proceedings and to exercise such other rights and privileges in respect to any property, as if she or he were the absolute owner thereof, and in connection therewith to enter into and execute any and all agreements binding my estate and any trust created hereunder.

12. To compromise, settle or adjust any claim or demand by or against my estate, or any trust, to litigate any such claims, including, without limitation, any claims relating to estate or income taxes, or agree to rescind or modify any contract or agreement.

13. To borrow money from such source or sources and upon such terms and conditions as my Personal Representative shall determine, and to give such security therefor as my Personal Representative may determine.

All authorities and powers hereinabove granted unto my Personal Representative shall be exercised from time to time in her or his sole and absolute discretion and without prior

authority or approval of any Court, and I intend that such powers be construed in the broadest possible extent.

ARTICLE TEN Construction Intentions

It is my intent that this Will be interpreted according to the following provisions:

1. The masculine gender shall be deemed to include the feminine as well as the neuter, and vice versa, as to each of them; the singular shall be deemed to include the plural, and vice versa.
2. The term "testator" as used herein is deemed to include me as Testator or Testatrix.
3. This Will is not a result of a contract between myself and any beneficiary, fiduciary or third party and I may revoke this Will at any time.
4. If any part of this Will shall be declared invalid, illegal, or inoperative for any reason, it is my expressed intent that the remaining parts shall be effective and fully operative and it is my intent that any Court so interpreting same construct this Will and any provision in favor of survival.
5. In the event that my spouse, Dale Wayne Midland, and I die under circumstances where it is difficult to determine who died first, I direct that I be deemed to have survived her/him and the terms of my Will shall take precedence over any Will or Codicil that he/she may have made, notwithstanding any provisions of the law to the contrary.

ARTICLE ELEVEN Misc. Provisions

I direct that this Will and the construction thereof shall be governed by the Laws of the State of Washington.

(I have placed my initials next to the provisions below that I desire to adopt. Unmarked provisions are not adopted by me and are not a part of this Will)

_____ If any person named herein is indebted to me at the time of my death and such indebtedness be evidenced by a valid Promissory Note payable to me, then such person's portion of my estate shall be diminished by the amount of such debt.

_____x_____ Any and all debts of my estate shall first be paid from my residuary estate. Any debts on any real property left herein shall be assumed by the person to receive such real property and not paid by my Personal Representative.

_____ I desire to be buried in the _____[37] cemetery in _____[38] County, _____[39].

_____x_____ I direct that my remains be cremated and that the ashes be disposed of according to the wishes of my Executor.

I, Teddi Rae Midland, having signed this Will in the presence of

Betty Whitney and Traci Bowlby who
 attested it at my request on this the 6 day of July, 2017 at
41 SW Russell Ave. Stevenson, WA 98648 (address), declare
 this to be my Last Will and Testament.

Teddi Rae Midland
 Teddi Rae Midland
 Testator/Testatrix

The above and foregoing Will of Teddi Rae Midland (name of testator/testatrix) was declared by Teddi Rae Midland (name of testator/testatrix) in our view and presence to be his/her Will and was signed and subscribed by the said Teddi Rae Midland (name of testator/testatrix) in our view and presence and at his/her request and in the view and presence of Teddi Rae Midland (name of testator/testatrix) and in the view and presence of each other, we, the undersigned, witnessed and attested the due execution of the Will of Teddi Rae Midland (name of testator/testatrix) on this the 6 day of July, 2017

Betty Whitney
 Witness Signature
 Print Name: Betty Whitney
 Address: PO Box 374
41 Westview Way
 City, State, Zip: Carson, WA 98610
 Phone: 509 427-5681

Traci Bowlby
 Witness Signature
 Print Name: Traci Bowlby
 Address: P.O. Box 182
 City, State, Zip: Stevenson, WA 98648
 Phone: 360-521-7981

STATE OF WASHINGTON

COUNTY OF Skamania

PERSONALLY appeared before me, the undersigned authority in and for the county and state aforesaid, Betty Whitney and Traci Bowlby, who, being by me first duly sworn, makes oath to the following:

1. The undersigned were subscribing witnesses to that certain instrument of writing dated July 6, 2017, which is the true and original Last Will and Testament of Teddi Rae Midland, the "Maker".

2. That the Maker signed, published and declared said instrument as his or her Last Will and Testament on the 6 day of July, 2017, the date of said instrument, in the presence of us as two (2) subscribing witnesses.

3. The Maker was then and there of sound and disposing mind, memory and understanding and was over eighteen (18) years of age.

4. The undersigned as competent adults, subscribed and attested said instrument as a witness to the signature, publication and declaration thereof by the Maker, at the special instance and request of the Maker, in his or her presence and in the presence of each of us as witnesses.

Betty Whitney
Witness

Betty Whitney
Print Name

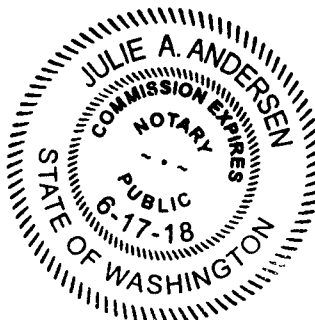
Traci Bowlby
Witness

Traci Bowlby
Print Name

SWORN TO AND SUBSCRIBED before me, this the 6 day of July, 2017.

Julie A. Andersen
NOTARY PUBLIC Julie A. Andersen
Carson, WA.

MY COMMISSION EXPIRES:

June 17, 2018

GENERAL DURABLE POWER OF ATTORNEY

**THE POWERS YOU GRANT BELOW ARE EFFECTIVE
EVEN IF YOU BECOME DISABLED OR INCOMPETENT**

CAUTION: THIS IS AN IMPORTANT DOCUMENT. IT GIVES THE PERSON WHOM YOU DESIGNATE (YOUR "AGENT") BROAD POWERS TO HANDLE YOUR PROPERTY DURING YOUR LIFETIME, WHICH MAY INCLUDE POWERS TO MORTGAGE, SELL, OR OTHERWISE DISPOSE OF ANY REAL OR PERSONAL PROPERTY WITHOUT ADVANCE NOTICE TO YOU OR APPROVAL BY YOU. THESE POWERS WILL EXIST EVEN IF YOU BECOME DISABLED OR INCOMPETENT. THIS DOCUMENT DOES NOT AUTHORIZE ANYONE TO MAKE MEDICAL OR OTHER HEALTH CARE DECISIONS FOR YOU. YOU MAY EXECUTE A SEPARATE DOCUMENT FOR THAT PURPOSE. IF THERE IS ANYTHING ABOUT THIS FORM THAT YOU DO NOT UNDERSTAND, YOU SHOULD ASK A LAWYER TO EXPLAIN IT TO YOU.

KNOWN BY ALL PERSONS PRESENT, THAT:

I, Teddi Rae Midland, 111 Simmons Road Stevenson, Wa. 98648, "Principal", execute this Durable Power of Attorney and do hereby make, constitute and appoint: Traci Lee Bowlby, 812 Kanaka Creek Rd. Stevenson, WA. 98648,

"Agent" or "Attorney-in-Fact", as my attorney-in-fact **TO ACT IN MY NAME, PLACE AND STEAD** in any way which I myself could do as if I were personally present and to the extent that I am permitted by law to act through an agent, pursuant to the following provisions:

1. **EFFECTIVENESS OF POWER OF ATTORNEY:** This instrument is to be construed and interpreted as a general durable power of attorney effective immediately. This power of attorney shall not be affected by disability, incompetency, or incapacity of the Principal.
2. **GRANT OF POWERS:** I grant to my Agent full power and authorization to do everything necessary in exercising any of the powers herein granted by this power of attorney as fully as I might or could do if personally present. My agent shall have full power of substitution or revocation. I hereby ratify and confirm all that my Agent lawfully does or causes to be done by virtue of this power of attorney and the powers herein granted. My Agent shall have the power to exercise or perform any act, power, duty, right or obligation whatsoever that I now have or may hereinafter acquire, relating to any person, matter, transaction or property, real or personal, tangible or intangible, now owned or hereafter acquired by me, including, without limitation, the following specifically enumerated powers:

(a) Powers of Collection and Payment:

- (1) To forgive, request, demand, sue for, recover, collect, receive and hold all sums of money, accounts, annuities, bequests, bonds, certificates of deposit, checks, commercial paper, debts, deposits, devises, dividends, drafts, dues, insurance, interests, legacies, notes, pension, profit sharing, retirement, social security, stock certificates and other contractual benefits and proceeds, all documents of title, all property, real or personal, intangible or tangible, and property rights and demands whatsoever, liquidated or unliquidated, now or hereafter owned by, or due, owing, payable or belonging to, me or in which I have or may hereafter acquire an interest.
- (2) To have, use, and take all lawful means and equitable and legal remedies and proceedings in my name for the collection and recovery thereof, and to adjust, sell, compromise, and agree for the same, and to execute and deliver for me, on my behalf, and in my name, all endorsements, releases receipts, or other sufficient discharges for the same.

(b) Property Matters:

- (1) To acquire, purchase, exchange and sell, or grant options to sell, mortgage, pledge, lease, sell and convey real or personal property, tangible or intangible, or interests therein, on such terms and conditions as my Agent shall deem proper, with full authority to sign, endorse, execute and deliver any sales agreement, deed, bill of sale and all other instruments or documents pertaining to the sale of any of my real or personal property; and to enter into bonds, contracts, mortgages and deeds connected therewith.
- (2) To sell, assign, transfer, convey, exchange, deed, mortgage, pledge, lease, let, license, demise, remise, quitclaim, bargain or otherwise dispose of any or all of my real estate, stocks, bonds, evidences of indebtedness and other securities and other personal tangible and intangible or mixed property, or any custody, possession, interest or right therein at public or private sale, upon such terms, consideration, and conditions as my said attorney shall deem advisable and to execute, acknowledge and deliver such instruments and writings of whatsoever kind and nature as may be necessary, convenient or proper in the premises.

(c) Management Powers: To maintain, repair, improve, invest, manage, insure, rent, lease, encumber, and in any manner deal with any real or personal property, tangible or intangible, or any interest therein that I now own or may hereafter acquire in my name and for my benefit, upon such terms and conditions as my Agent shall deem proper;

(d) Banking Powers: To make, receive and endorse checks and drafts, deposit and withdraw funds, acquire and redeem certificates of deposit, in banks, savings and loan associations, and other institutions, execute or release such deeds of trust or other security agreements as may be necessary or proper in the exercise of the rights and powers herein granted;

- (e) Business Interests: To conduct or participate in any lawful business of whatever nature for me and in my name; to execute partnership agreements and amendments thereto; to incorporate, reorganize, merge, consolidate, recapitalize, sell, liquidate or dissolve any business; to elect or employ officers, directors and agents; to carry out the provisions of any agreement for the sale of any business interest or the stock therein; and to exercise voting rights with respect to stock, either in person or by proxy, and to exercise stock options;
- (f) Safe Deposit Boxes: To have access at any time or times to any safe deposit box rented by me, wheresoever located, and to remove all or part of the contents thereof, and to surrender or relinquish said safe deposit box, and any institution in which any such safe deposit box may be located shall not incur any liability to me or my estate as a result of permitting my Agent to exercise this power;
- (g) Power to Hold Property and Make Investments: The power to hold or acquire any property, real or personal, or securities, regardless of whether such property or securities are a so-called "Legal" investment, where such course is, in the said Agent's opinion, for my best interest;
- (h) Power to Borrow: To borrow any sum or sums of money on such terms (including the power to borrow against the cash surrender value of any life insurance policy issued on my life), and with such security, whether real or personal property, as my Agent may think fit, and for that purpose to execute all promissory notes, bonds, mortgages, deeds of trust, security agreements, and other instruments which may be necessary or proper;
- (i) Disclaimer: To exercise or release powers of appointment in whole or in part and to disclaim or renounce in whole or in part any interest that I might otherwise have as a joint owner, beneficiary, heir or otherwise and in exercising such discretion, my Agent may take into account such matters as shall include but shall not be limited to any reduction in estate or inheritance taxes on my estate, and the effect of such renunciation or disclaimer upon persons interested in my estate and persons who would receive the renounced or disclaimed property;
- (j) Trusts: To transfer, assign and convey any property or interest in property, the legal or equitable title to which is in my name, to any trust of which I am the primary beneficiary during my lifetime and under the terms of which I expressly have the power to amend or revoke such trust, and to exercise any right of withdrawal of income and/or principal which I may have pursuant to the terms and conditions of such trust, whether such trust was created before or after the execution of this power of attorney;
- (k) Power to Change Beneficiaries on Any Insurance Policies on my Life: To change the beneficiaries on any insurance policies on my life; provided, however, that neither such right and power, nor any other rights and powers, shall be exercisable with respect to any policies of life insurance which may at any time be owned by me on the life of my Agent herein named.

- (l) Executing Government Vouchers. To execute vouchers in my behalf for any and all allowances, compensation and reimbursements properly payable to me by the Government of the United States or any agency or department thereof.
 - (m) Depositing Money and Other Property. To deposit in my attorney's or my name, or jointly in both our names, in any banking institution, funds or property, and to withdraw any part or all of my deposits at any time made by me in my behalf.
 - (n) Recovering Possession of Property. To eject, remove or relieve tenants or other persons from, and recover possession of, any property, real, personal or mixed in which I now or hereafter may have an interest.
 - (o) Litigation. To institute, maintain, defend, compromise, arbitrate or otherwise dispose of, any and all actions, suits, attachments or other legal proceedings for or against me.
 - (p) Tax Returns. To prepare and execute any tax returns, including, but not limited to, Federal income tax returns, State income tax returns, Social Security tax returns, and Federal and State information and estimated returns; to execute any claims for refund, protests, applications for abatement, petitions to the United States Board of Tax Appeals or any other Board or Court, Federal or State, consents and waivers to determination and assessment of taxes and consents and waivers agreeing to a later determination and assessment of taxes than is provided by statute of limitations; to receive and endorse and collect any checks in settlement of any refund of taxes; to examine and to request and receive copies of any tax returns, reports and other information from the United States Treasury Department or any other taxing authority, Federal or State, in connection with any of the foregoing matters.
 - (q) Automobiles. To execute and deliver to the proper persons and authority any and all documents, instruments and papers necessary to effect proper registration of any automobile in which I now or may hereafter have an interest, or the sale thereof and transfer of legal title thereto as required by law, and to collect and receipt for all monies paid in consideration of such sale and transfer.
3. MISCELLANEOUS: I grant to the Agent named herein the following additional powers of authority:
- (a) In the event any agent named herein should be of the opinion at any time that she or he does not have the expertise to manage all or any part of my assets, I grant to said Agent the right and power to delegate the management powers hereinabove granted over all or any part of my assets to any person(s) or firm(s), and to enter into any management or agency agreements with said person(s) or firm(s), pertaining thereto, with the right on the part of the Agent named herein to revoke and cancel any such agreement at any time upon ninety (90) days' written notice to said person(s) or firm(s).
 - (b) I grant full and absolute authority to the Agent named herein, on a noncumulative, yearly basis, to make gifts to my children, in trust or otherwise, as well as to their spouses, and

to their children, in trust or otherwise, with the amount of gifts to each such person each year not to exceed that amount which is excludable from the total amount of gifts made during such year under Section 2503(b) Internal Revenue Code of 1986, as amended from time to time.

- (c) I further authorize and empower the Agent named herein to use and apply so much of the income and principal of the assets comprising my estate as may be necessary or desirable, in the sole discretion of said Agent, for my maintenance and support. Any provision herein to the contrary notwithstanding, the Agent shall have no power or authority to use or apply the principal to discharge any legal obligation that the agent or any other person may have to support me or any dependent or beneficiary or mine, except to the extent that there are no assets reasonably available to the person having the obligation of support to pay the same.
- (d) I further authorize and empower my Agent to engage, employ and dismiss any agents, clerks, servants, attorneys-at-law, accountants, investment advisors, custodians, or other persons in and about the performance of these presents as my Agent shall think fit.

Any decisions made by the said Agent with respect to the matters set forth hereinabove in sections 3(b), 3(c), and 3(d) shall be final, binding and conclusive upon all of the beneficiaries of my estate, and said Agent shall be released and discharged of and from all liability for any such decisions that she or he may make in good faith with respect thereto.

GRANT OF SPECIFIC AUTHORITY (OPTIONAL)

My agent MAY NOT do any of the following specific acts for me UNLESS I have INITIALED the specific authority listed below:

(CAUTION: Granting any of the following will give your agent the authority to take actions that could significantly reduce your property or change how your property is distributed at your death. INITIAL ONLY the specific authority you WANT to give your agent.)

☐ Create, amend, revoke, or terminate an inter vivos trust

☐ Make a gift, subject to the limitations of the Washington Uniform Power of Attorney Act and any special instructions in this power of attorney

☐ Create or change rights of survivorship

☐ Create or change a beneficiary designation

☐ Authorize another person to exercise the authority granted under this power of attorney

☐ Waive the principal's right to be a beneficiary of a joint and survivor annuity, including a survivor benefit under a retirement plan

☐ Exercise fiduciary powers that the principal has authority to delegate

() Disclaim or refuse an interest in property, including a power of appointment]

LIMITATION ON AGENT'S AUTHORITY

An agent that is not my ancestor, spouse or descendant MAY NOT use my property to benefit the agent or a person to whom the agent owes an obligation of support unless I have included that authority in the Special Instructions.

SPECIAL INSTRUCTIONS (OPTIONAL)

You may give special instructions on the following lines:

4. INTERPRETATION AND GOVERNING LAW: This instrument is to be construed and interpreted as a general durable power of attorney. The enumeration of specific powers herein is not intended to, nor does it, limit or restrict the general powers herein granted to my Agent. This instrument is executed and delivered in the State of Washington, and the laws of the State of Washington shall govern all questions as to the validity of this power and the construction of its provisions. This instrument is intended to be effective in all states of the United States and in all foreign countries.
5. INDEMNITY: I hereby bind myself to indemnify my Agent and any successor who shall so act, against any and all claims, demands, losses, damages, actions and causes of action, including expenses, costs and reasonable attorneys' fees which my Agent at any time may sustain or incur in connection with carrying out the authority granted her or him in this power of attorney.
6. NOMINATION OF GUARDIAN OR CONSERVATOR: In the event court proceedings are hereafter commenced to appoint a guardian, conservator or other fiduciary to take charge of my person, or to manage and conserve my property, I hereby nominate and appoint my Agent above-named, as my guardian, conservator, or other fiduciary, to serve without bond unless otherwise required by a court of competent jurisdiction.
7. REVOCATION: This general durable power of attorney may be voluntarily revoked by me by written instrument signed by me and delivered to my Agent. My guardian may also revoke this instrument by written instrument signed by him or her and delivered to my Agent. Any affidavit executed by my Agent stating that she or he does not have, at the time of doing any act pursuant to this power of attorney, actual knowledge of the revocation or termination of this power of attorney, is, in the absence of fraud, conclusive proof of the nonrevocation or nontermination of the power at that time.

8. DEATH: My death shall not revoke or terminate this agency as to my Agent or any other person who, without actual knowledge of my death, acts in good faith under this power of attorney. Any action so taken, unless otherwise invalid or unenforceable, shall be binding upon me and my heirs, devisees, and personal representatives.
9. SUBSTITUTE AGENT: If Traci Lee Bowlby ceases to act as my Agent due to death, incapacity, or resignation, I appoint Bradley Allen Bowlby, to serve as my Agent.
10. JOINT POWER: If I name two persons to serve as my Agent hereunder, it is my intent that the power granted to them shall be a joint power, which shall and must be exercised by them together as they may from time to time act on my behalf. No action or transaction requiring a signature will be effective or binding without both such persons' signatures affixed to the written instrument(s) reflecting the action or transaction.

FURTHER, I do authorize my aforesaid attorney to execute, acknowledge and deliver any instrument under seal or otherwise, and to do all things necessary to carry out the intent hereof, hereby granting unto my said attorney full power and authority to act in and concerning the premises as fully and effectually as I may do if personally present.

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 for the purpose of carrying out the foregoing powers shall contain my name, followed by that of my said attorney and the designation "attorney-in-fact".

My agent is entitled to reasonable compensation and reimbursement for reasonable expenses for services rendered as agent under this power of attorney, if desired.

TO INDUCE ANY THIRD PARTY TO ACT HEREUNDER, I HEREBY AGREE THAT ANY THIRD PARTY RECEIVING A DULY EXECUTED COPY OR FACSIMILE OF THIS INSTRUMENT MAY ACT HEREUNDER, AND THAT REVOCATION OR TERMINATION HEREOF SHALL BE INEFFECTIVE AS TO SUCH THIRD PARTY UNLESS AND UNTIL ACTUAL NOTICE OR KNOWLEDGE OF SUCH REVOCATION OR TERMINATION SHALL HAVE BEEN RECEIVED BY SUCH THIRD PARTY, AND I FOR MYSELF AND FOR MY HEIRS, EXECUTORS, LEGAL REPRESENTATIVES AND ASSIGNS, HEREBY AGREE TO INDEMNIFY AND HOLD HARMLESS ANY SUCH THIRD PARTY FROM AND AGAINST ANY AND ALL CLAIMS THAT MAY ARISE AGAINST SUCH THIRD PARTY BY REASON OF SUCH THIRD PARTY HAVING RELIED ON THE PROVISIONS OF THIS INSTRUMENT.

THIS DURABLE GENERAL POWER OF ATTORNEY MAY BE REVOKED BY ME AT ANY TIME.

Signed this 6 day of July, 2017

Teddi Rae Midland
Signature

Stevenson, Skamania, Washington
City, County, and State of Residence

STATE OF WASHINGTON

COUNTY OF Skamania

On this day personally appeared before me Teddi Rae Midland, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that ~~he/she~~ they signed the same as ~~his/her~~ their free and voluntary act and deed, for the uses and purposes therein mentioned.

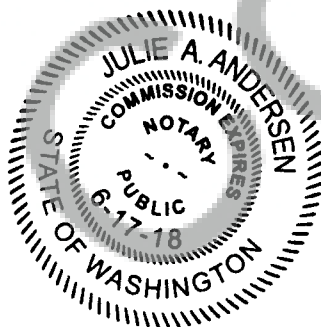
Given under my hand and seal of office this 6 day of July, 2017.

Julie A. Andersen
Notary Public residing at WA

Printed Name: Julie A Andersen

My Commission Expires:

June 17, 2018



Book

1

Surveys

Page

154

86537

RECORD / PAGE 154

SURVEY OF
A PORTION OF
N½, NE¼, SEC. 36,
T3N, R7E, W1M.
● SET ½" IRON ROD WITH PLASTIC CAP

SURVEY REFERENCE:
SHAWANNA COUNTY CONTROL
PROJECT CRP #74-26
OLSON ENGINEERING SURVEY OF
OCTOBER, 1975, RECORDED IN
VOLUME 1 AT PAGE 208.
OLSON ENGINEERING SURVEY OF
APRIL, 1978 FOR OLD FARMER



SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformity with the requirements of the Survey Recording Act at the request of
RAY, SHAWANNA

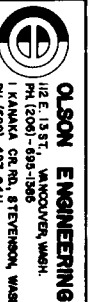
In 1978

86537

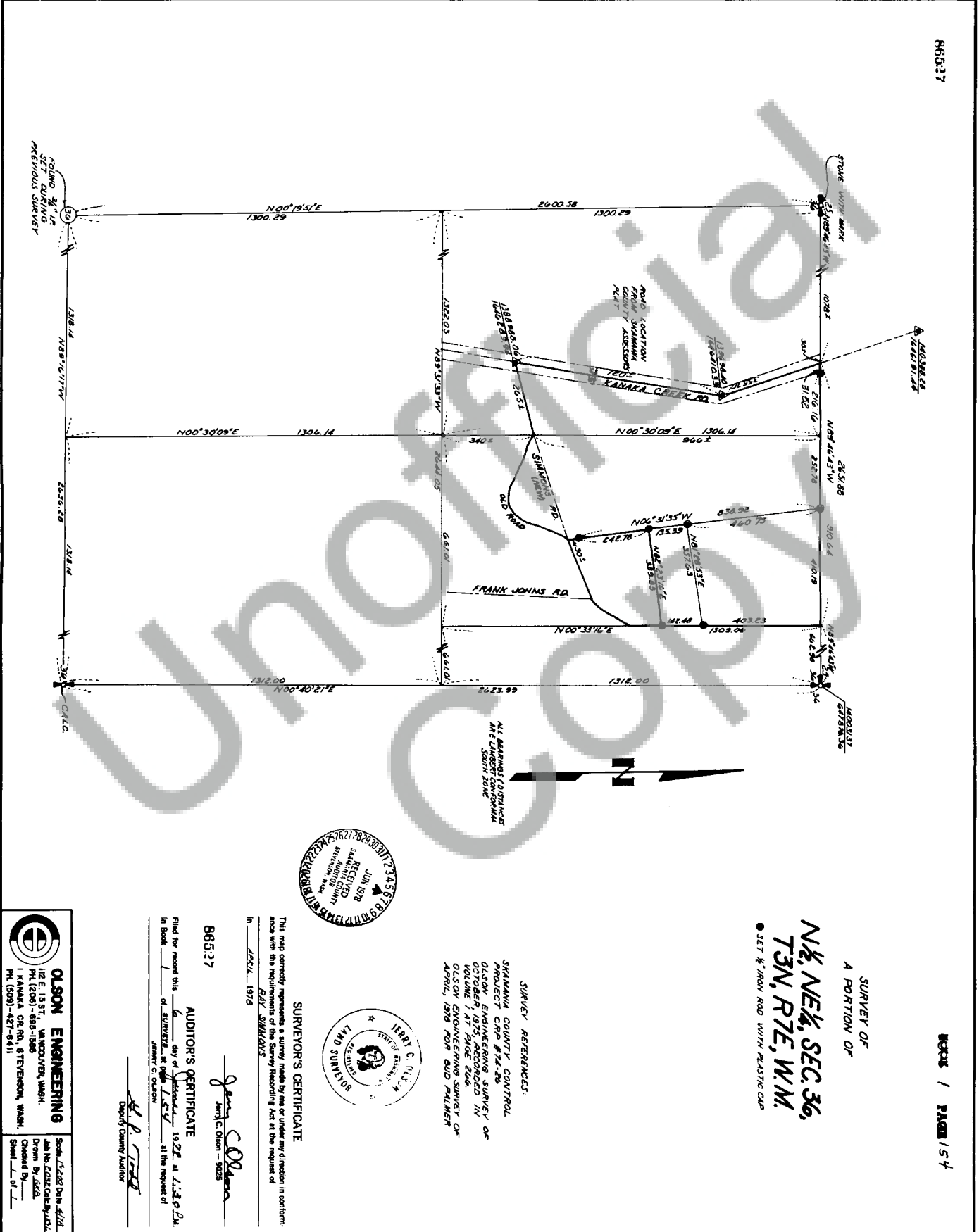
AUDITOR'S CERTIFICATE

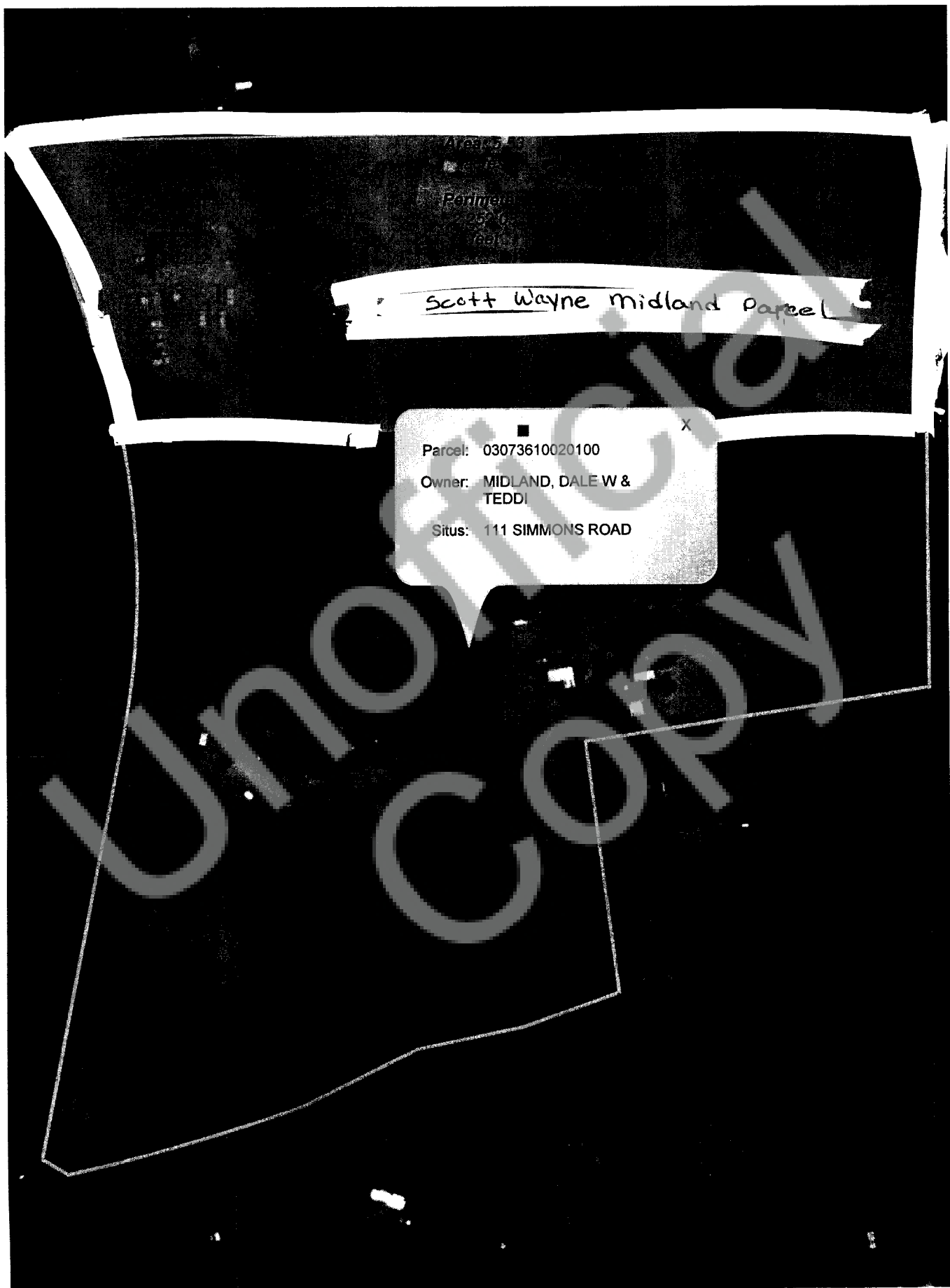
I have examined the records of this survey and find that the same are correct and conform to the requirements of the Survey Recording Act at the request of
JERRY C. OLSON

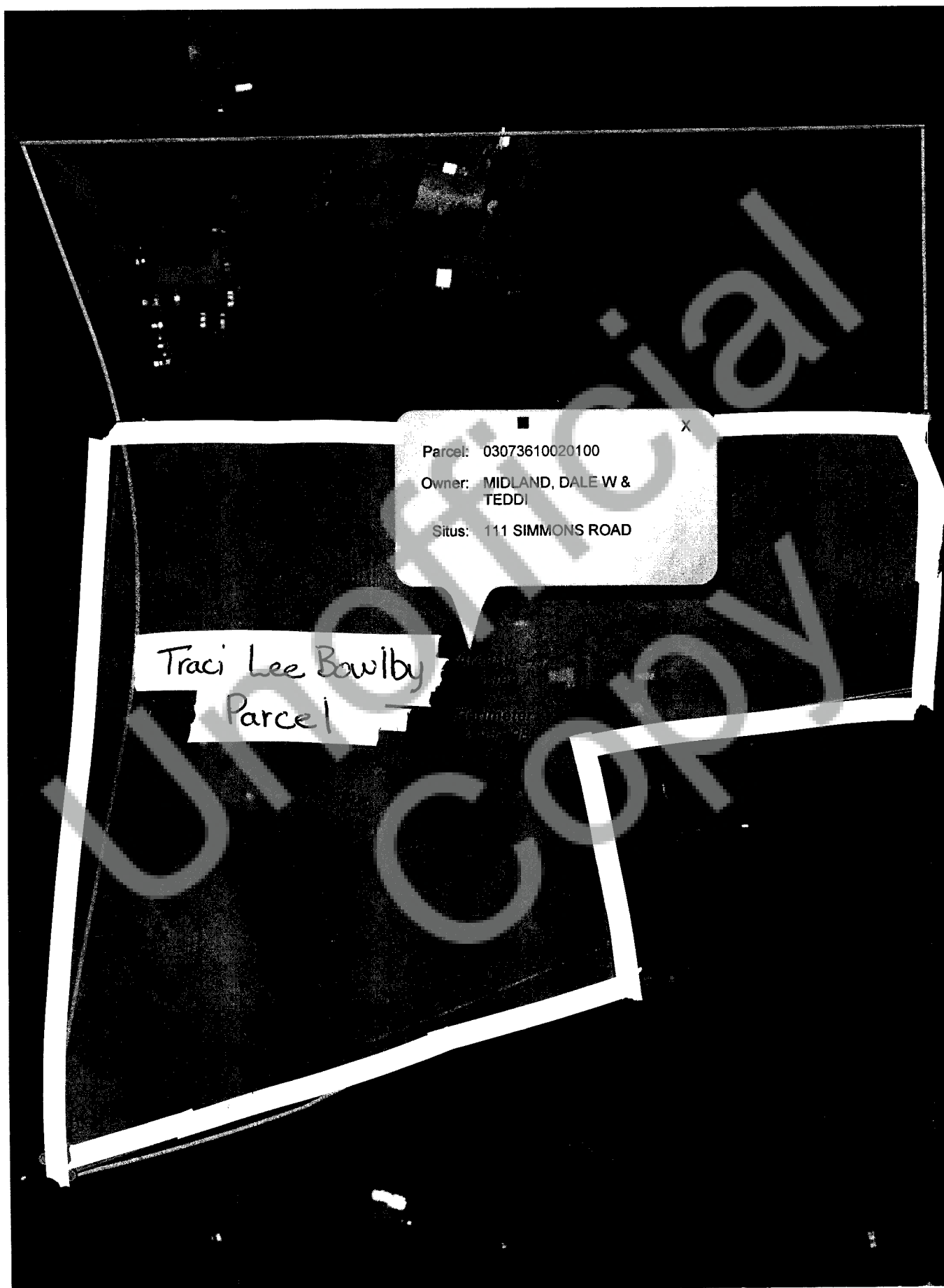
Jerry C. Olson
Deputy County Auditor



Scale: 1/2" = 20' Date: 4/12/14
Drawn By: JCO
Checked By: JCO
Sheet 1 of 1







BOOK 74 PAGE 747

56202 STATUTORY WARRANTY DEED SAFEST TITLE INSURANCE COMPANY

Find the Record at Request of

NAME _____

ADDRESS _____

CITY AND STATE _____

SK-10981
3-7-36-14-200

RECORDED
MAY 1978
SKAMANIA COUNTY
AUDITOR
IN WASH. STATE

INDEXED ON _____
INDEXED BY _____
RECORDED BY _____
COMPARED _____
FILED _____

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING, FILED BY _____
AT _____
ON _____
AND RECORDED BY _____
ON _____
BOOKS OF SKAMANIA COUNTY, WASH.

COUNTY AUDITOR

THE GRANTORS, RAY SIMMONS and DOROTHY SIMMONS, husband and wife, for and in consideration of Ten Dollars and Other Good and Valuable Considerations, in hand paid, conveys and warrants to DALE W. MIDLAND and TEDDY R. MIDLAND, husband and wife, the following described real estate, situated in the County of Skamania, State of Washington: All that portion of the West Half of the Northeast Quarter of the Northeast Quarter, lying Northerly of the County Road as conveyed in instrument to Skamania County, dated April 12, 1967, and recorded April 24, 1967, under Auditor's File No. 68459, in Book 57 of Deeds, Page 194, records of Skamania County, Washington, in Section 36, Township 1 North, Range 7 East of the W.M. ALSO all that part of the Northwest Quarter of the Northeast Quarter of said Section 36, lying Northerly of the County Road, as conveyed in instrument to Skamania County dated April 12, 1967, and recorded April 24, 1967, under Auditor's File No. 68459, in Book 57 of Deeds, Page 194, records of Skamania County, Washington, and lying Easterly of the Kanaka Creek Road. EXCEPT THE FOLLOWING DESCRIBED TRACT: Beginning at a point on the East line of the West Half of the Northeast Quarter of the Northeast Quarter of Section 36, Township 1 North, Range 7 East of the W.M., South 00°33'16" West 545.70 feet from the Northeast corner of said West Half of the Northeast Quarter of the Northeast Quarter of Section 36; thence South 82°23'16" West 139.87 feet; thence South 96°11'15" East 180 feet, more or less, to the centerline of the County Road; thence Northerly along said County Road to the said East line of the West Half of the Northeast Quarter of the Northeast Quarter of Section 36; thence North 82°23'16" East 100 feet, more or less, to the point of beginning. THERE IS NO RESERVE.

1978

5750
TRANSACTION EXCISE TAX

Ray Simmons and Dorothy Simmons

By _____
(President of the State of Washington)
By _____
(Secretary of the State of Washington)

STATE OF WASHINGTON
COUNTY OF Skamania

STATE OF WASHINGTON
COUNTY OF

On this day personally appeared before me Ray Simmons and Dorothy Simmons, husband and wife, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 3rd day of May, 1978.

Notary Public in and for the State of Washington, holding a commission therein.

Witness my hand and official seal hereto affixed on this 3rd day of May, 1978.

Notary Public in and for the State of Washington, holding a commission therein.