

Filed for Record at the Request of:

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201511300106

Skagit County Auditor \$73.00
11/30/2015 Page 1 of 1 11:21AM

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 30 2015

Amount Paid
Skagit Co. Treasurer

By Deputy

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR. The Grantor is KAREN JEAN ALLEN, an unmarried woman (formerly known and on title as "KAREN SNEDECOR"), whose mailing address is Post Office Box 556, Anacortes, Washington 98221.

LEGAL DESCRIPTION. The real property that is the subject of this Revocable Transfer on Death Deed is situated in the County of Skagit, State of Washington, and it is legally described as:

Lots 4, 5 and 6, Block 105, NORTHERN PACIFIC ADDITION TO ANACORTES, according to the plat thereof recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Assessor's Tax/Parcel Number: 3809-105-006-0008 / P58193

PRIMARY BENEFICIARIES. The Grantor designates the following primary beneficiaries if they survive the Grantor: ROXANNE NICOLE NELSON (currently of 4 Sequoia Drive, Aliso Viejo, CA 92656) and FRANK EDWARD SNEDECOR III (currently of 471 Blue Sage Way, Oceanside, CA 92057), in equal shares.

ALTERNATE BENEFICIARIES: If either of the primary beneficiaries should fail to survive the Grantor, the surviving primary beneficiary shall receive the property outright at Grantor's death. If both the primary beneficiaries should fail to survive the Grantor, the property shall pass to the Grantor's estate.

TRANSFER ON DEATH. The Grantor transfers all of the Grantor's interest in the described property, including without limitation any after-acquired title, to the beneficiaries designated above, effective upon the Grantor's death. Before the Grantor's death, the Grantor has the right to revoke this deed.

REAL ESTATE EXCISE TAX EXEMPTION. The recording of this Revocable Transfer on Death Deed is not a "sale" as defined in RCW 82.45.010(1) and is therefore not subject to real estate excise tax. The transfer that will occur under this Revocable Transfer on Death Deed at the time of the Grantor's death is exempt for the Washington Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

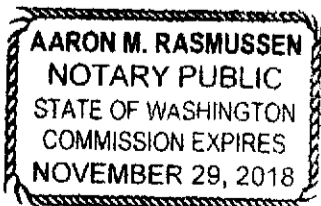
Karen Jean Allen
KAREN JEAN ALLEN

11-24-2015
Date

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me KAREN JEAN ALLEN, to me known to be the individual described in the foregoing document, and acknowledged that she signed said document as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 24 day of November, 2015.



Aaron M. Rasmussen
NOTARY PUBLIC in and for the State of Washington,
residing at Anacortes.
My appointment expires 11-29-18