



202010050140

10/05/2020 11:22 AM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

File for record and return to:
Stiles Law Inc., P.S.
P. O. Box 228
Sedro-Woolley, WA 98284

EMPT
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

OCT 05 2020

Amount Paid \$
Skagit Co. Treasurer
By *MM* Deputy

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR: Kenneth William Vaughn

GRANTEES: Natalie Ann Hobbs

ADDRESS: 18769 Colony Road, Bow, WA 98232

PARCEL NUMBER: P49043

ABBREVIATED LEGAL: N 1/2 SE 1/4 SW 1/4, SECTION 7, TOWNSHIP 36
NORTH, RANGE 4 EAST, W.M., WLY NEW COLONY RD
& S ALGER SAMISH LK RD

SUBJECT TO: Easements, restrictions and reservations of record

GRANTOR. The Grantor is Kenneth William Vaughn, whose mailing address is 18769 Colony Road, Bow, WA 98232.

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 follows:

The North Half of the following described tract:

That portion of the Southeast Quarter of the Southwest Quarter of Section 7, Township 36 North, Range 4 East of the Willamette Meridian, lying Westerly of the Colony County Road as it existed November 1, 1969, and lying Southerly of the Alger Lake Samish County Road as it exists November 1, 1969;

EXCEPT those portions conveyed to Skagit County by deeds recorded December 10, 1963, and October 7, 1964, under Auditor's File Nos. 644119 and 656837, records of Skagit County, Washington.

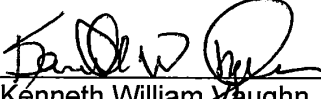
Situated in Skagit County, Washington.

PRIMARY BENEFICIARY. The Grantor, Kenneth William Vaughn, designates Natalie Ann Hobbs as the primary beneficiary.

TRANSFER ON DEATH. The Grantor transfers all of the Grantor's interest in the described property, including without limitation any after acquired title of the Grantor, to the beneficiaries set forth above. Before the Grantor's death, the Grantor retains 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 from the Washington Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

DATED This 30 day of September, 2020.

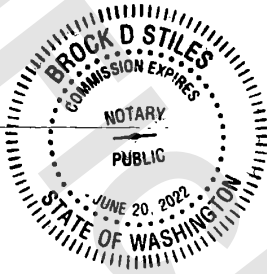


Kenneth William Vaughn

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss:

On this day personally appeared before me Kenneth William Vaughn, who executed the within and foregoing instrument and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal on this 30 day of September, 2020.



Brock D Stiles
NOTARY PUBLIC in and for the
State of Washington, residing at
Sedro Woolley
Commission Expires: 6-20-2022