04/14/2023 03:36 PM Pages: 1 of 3 Fees: \$205.50

Skagit County Auditor, WA

After Recording, please return to:

Lenora Larsen Heller 1606 Northeast 70th Street Seattle, WA 98115 208372-LT

> REVIEWED BY SKAGIT COUNTY TREASURER DEPUTY Lena Thompson DATE 04/14/2023

Document Title(s):		
Community Property Agreement		
Reference Number(s) of Documents assigned or released:		
(on page of document(s))		
(on page _ or assument(s))		
Grantor(s):		
Thomas H. Larsen		
· ·		
Additional Names on page of document.		
Grantee(s):		
Sue H. Larsen		
Additional Names on page of document.		
Abbreviated Legal Description:		
Lot 4, SP-04-010, AF #200706040018, being a ptn SE NE, 23-35-1 E W.M.		
A Direction of the control of the co		
Additional legal is on page of document.		
Tax Parcel Number(s):		
350123-0-009-0300/P126175		

COMMUNITY PROPERTY AGREEMENT

THIS AGREEMENT is made by and between THOMAS H. LARSEN and SUE H. LARSEN, husband and wife ("the Spouses"), both of whom are domiciled in the State of Washington. In consideration of their mutual agreements set forth below, the Spouses hereby agree as follows:

- A. <u>Status of Property</u>. All property of whatever nature or description; whether real, personal, or mixed and wherever located; now owned, or hereafter acquired by the Spouses or either of them, shall be considered and hereby is declared to be community property.
- B. <u>Disposition of Property</u>. Upon the death of one of the Spouses survived by the other Spouse, all the then-existing community property of the Spouses, real and personal, shall vest in and become the sole property of the surviving Spouse in fee simple.
- C. <u>Termination</u>. This Agreement may be terminated upon mutual, written agreement of the Spouses or their acting Attorney(s)-in-fact. In the absence of other evidence indicating the Spouses' intent to terminate this Agreement, it shall, nevertheless, be deemed mutually terminated and of no further force or effect upon the occurrence of one or more of the following events:
 - (1) Upon either Spouse filing a petition, complaint, or other pleading for legal separation, dissolution of the marriage, or to have the marriage declared invalid.
 - (2) Immediately prior to death if both Spouses should die simultaneously or under circumstances where the order of death cannot be ascertained.
- D. Optional Revocation by One Spouse. If either Spouse becomes incapacitated, the other Spouse shall have the power to revoke this agreement. The termination shall be effective upon the delivery of written notice thereof to the incapacitated Spouse and to the guardians, if any, of the person and of the estate of the incapacitated person. For purposes of this paragraph, a Spouse shall be deemed incapacitated upon receipt by the other Spouse of written notice, signed by the incapacitated Spouse's duly-licensed attending physician or by two duly-licensed physicians who have examined the incapacitated Spouse, declaring that the incapacitated Spouse is unable to manage his or her own affairs.
- E. <u>Disclaimer</u>. Upon the death of either Spouse, the surviving Spouse may disclaim any interest passing under this agreement in whole or in part, or with reference to specific parts, shares or assets thereof, in which event the interest disclaimed shall pass as if the provisions of paragraph B had been revoked as to such interest, with the surviving Spouse entitled to the benefits provided by any alternate disposition.

Larsen Community Property Agreement - Page 1 of 2



		tus of property, or any other arrangement made
previo	usly by the Spouses or either of t	hem affecting the property described in this
Agree	nent are hereby revoked to the ex	xtent of any inconsistency with this Agreement.
SIGNE	ED at Anacortes, Washington this	s <u>25</u> day of June, 2012.
		f
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		Aromos H. Darsin
		THOMAS H. LARSEN
		. 41 0
		Sue II. Farsen
		SUE H. LARSEN
COT A CE	D OF WARMINGTON	
SIAI	E OF WASHINGTON) ss	
COLIN	TY OF SKAGIT	•
COON)	

Revocation of Contrary Provisions. The provisions of any community property

On this day personally appeared before me THOMAS H. LARSEN and SUE H. LARSEN, to me known to be the individuals described in and who executed the foregoing document and acknowledged that they signed said document as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 25th day of June, 2012.

LINDA G. STEVENS
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
SEPTEMBER 25, 2012

NOTARY PUBLIC in and for the State of

Washington, residing at Anacortes.

My appointment expires 9/29/20/2