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05/17/2024 01:50 PM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor

File for record and return to:

Stiles & Lehr Inc., P.S.  
P. O. Box 228  
Sedro-Woolley, WA 98284

**Real Estate Excise Tax  
Exempt**

**Skagit County Treasurer**

By Lena Thompson

Date 5.17.24

### REVOCABLE TRANSFER ON DEATH DEED

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**GRANTOR:** Shaun A. Goodman and Wendy B. Goodman, husband and wife

**GRANTEE:** 1) Survivor of Grantors  
2) Carsen S. Goodman

**ADDRESS:** 3710 E Broadway, Mount Vernon, WA 98274

**PARCEL NUMBER:** P104246 / 4610-000-010-0009 and  
P121694 / 340421-0-044-0600

**ABBREVIATED LEGAL:** Lot 10, Candle Ridge & Ptn SE ¼ of SE ¼, 21-34-4 E W.M.

**SUBJECT TO:** Easements, restrictions and reservations of record

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**GRANTOR.** The Grantors are Shaun A. Goodman and Wendy B. Goodman, whose mailing address is 3710 E Broadway, Mount Vernon, WA 98274.

**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:

See attached Exhibit A for legal description.

**PRIMARY BENEFICIARY.** The Grantors, Shaun A. Goodman and Wendy B. Goodman, husband and wife, designate the survivor of Shaun A. Goodman and Wendy B. Goodman (the Surviving Grantor) as the primary beneficiary.

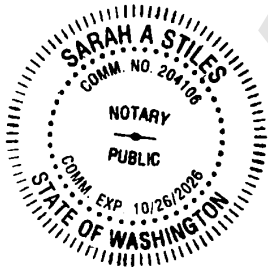
**ALTERNATE BENEFICIARY.** Upon the death of the Surviving Grantor, the Grantors designate the following alternate beneficiary:

Carsen S. Goodman

**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.** Recording 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 under RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

DATED this 13<sup>th</sup> day of may, 2024.



[Signature]  
Shaun A. Goodman

[Signature]  
Wendy B. Goodman

STATE OF WASHINGTON ) ss:  
COUNTY OF SKAGIT )

On this day personally appeared before me **Shaun A. Goodman** and **Wendy B. Goodman**, 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 mentioned.

GIVEN UNDER my hand and official seal on this 13<sup>th</sup> day of may, 2024

[Signature]  
NOTARY PUBLIC in and for the  
State of Washington, residing at  
Sedro-woolley  
Commission Expires: 10-26-26

**Exhibit A**  
**Legal Description**

PARCEL "A":

Lot 10, "PLAT OF CANDLE RIDGE," as per plat recorded in Volume 15 or Plats, pages 110 and 111, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

PARCEL "B":

A portion of the Southeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 21, Township 34 North, Range 4 East, W.M., being more particularly described as follows:

Beginning at the Southwest corner of Lot 10 of the Plat of Candle Ridge approved on October 14, 1993 and recorded on October 19, 1993 under Auditors File No. 9310190064 records of Skagit County, WA; thence South  $1^{\circ}00'24''$  East along the Southerly projection of the West line of Lot 10 of said Plat of Candle Ridge, a distance of 165.00 feet to the North line of the Plat of Forest Estates approved on June 3, 1963, and recorded on August 5, 1963 in Volume 8 of Plats, at pages 53 and 54, records of Skagit County, WA; thence North  $88^{\circ}59'36''$  East along the North line of said Forest Estates a distance of 95.00 feet to a point on the Southerly projection of the East line of Lot 10 of said Candle Ridge; thence North  $1^{\circ}00'24''$  West a distance of 165.00 feet to the Southeast corner of said Lot 10; thence South  $88^{\circ}59'36''$  West along the South line of said Lot 10 a distance of 95.00 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.