

When Recorded Return To:
John G. Llewellyn, PLLC
Attorneys and Counselors at Law
4847 California Ave. SW, Suite 100
Seattle, WA 98116

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20143992

OCT 24 2014



201410240136

Skagit County Auditor

\$74.00

10/24/2014 Page

1 of

3 4:02PM

Amount Paid \$0
Skagit Co. Treasurer
By *nam* Deputy

Document Title(s): Trustee's Deed
Grantor: Holly Sue Johnson as Trustee of the Raymond Eugene Fletcher Revocable Living Trust
Grantees: Christopher John Johnson (receiving 50%) and Holly Sue Johnson (receiving 50%) as Tenants-in-Common.
Legal Desc.: LAKE CAVANAUGH SUB DIV 3 PTN LTS 61 & 62 BLK 1 BAT NELY C LT 62 TH N 62-31 W ALG NLY LI LT 62 339.97FT TO NWLY C THOF TH S 27-39 W ALG WLY LI LTS 61 & 62 70FT TH ELY TAP ON ELY LI L T62 WH IS 50FT SLY OF POB TH N 21-08 E 5-0FT TPB
Parcel Number(s): P66829

TRUSTEE'S DEED

(Distribution of Real Property from Trust)

1. **Grantor.** The Raymond Eugene Fletcher Revocable Living Trust, by Holly Sue Johnson, the duly appointed, qualified, and acting Trustee of the Raymond Eugene Fletcher Revocable Living Trust.

2. **Grantee.** The Grantees are Christopher John Johnson (receiving 50%), a single man, as his separate property and Holly Sue Johnson (receiving 50%), a single woman, as her separate property. The property shall be owned as Tenants-in-Common.

3. **Trust Provision.** Article V. of the Raymond Eugene Fletcher Revocable Living trust states that "Upon death of the Trustor, the remaining Trust assets shall be distributed to the beneficiaries in the proportionate or allocable amounts as specified in the schedule of beneficiaries, annexed as Schedule B, as may then be in force."

Pursuant to Schedule B, the schedule of beneficiaries is as follows: Raymond Eugene Fletcher, Primary Beneficiary; Teresa Anne Johnson, Secondary Beneficiary; Holly Sue Johnson, Tertiary Beneficiary; Christopher John Johnson, Tertiary Beneficiary. The Trustor and primary beneficiary, Raymond Eugene Fletcher, passed away on December 10, 2010. Teresa Anne Johnson, the secondary beneficiary, passed away on February 11, 2014. The sole remaining beneficiaries are Holly Sue Johnson and Christopher John Johnson.

4. Description of Real Property. The Grantor hereby conveys to the Grantee the following described real property located in Skagit County, State of Washington:

Full Legal Description:

LAKE CAVANAUGH SUB DIV 3 PTN LTS 61 & 62 BLK 1 BAT NELY C LT 62 TH N 62-31 W ALG NLY LI LI 62 339.97FT TO NWLY C THOF TH S 27-39 W ALG WLY LI LTS 61 & 62 70FT TH ELY TAP ON ELY LI L T62 WH IS 50FT SLY OF POB TH N 21-08 E 5 0FT TPB

Parcel Number: P66829

More commonly known as: 32823 South Shore Drive, Mount Vernon, WA 98274

6. Consideration. This conveyance is made in consideration of Raymond Eugene Fletcher's gift in Article V. of the Raymond Eugene Fletcher Revocable Living Trust.

7. Conveyance. Grantor conveys, grants, and quitclaims to Christopher John Johnson (receiving 50%) and Holly Sue Johnson (receiving 50%), all of the interest in the real property described in this Deed, (together with all after-acquired title of the Grantor to the real property)..

Dated this 22 day of October, 2014.



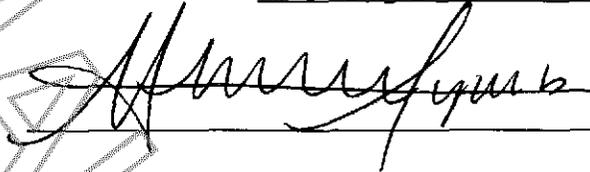
Holly Sue Johnson
Trustee of the Raymond Eugene Fletcher Revocable Living Trust



STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this day personally appeared before me Holly Sue Johnson, Trustee of the Raymond Eugene Fletcher Revocable Living Trust, known or proved to me to be the individual described in and who executed the within and foregoing *Trustee's Deed*, 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 October 22, 2014.



MIRIAM AYOUNG NOTARY PUBLIC
In and for the State of Washington.
Residing at Seattle, WA
My Commission Expires: April 1, 2016

MIRIAM AYOUNG
Notary Public
State of Washington
My Commission Expires
April 01, 2016

MIRIAM AYOUNG
Notary Public
State of Washington
My Commission Expires
April 01, 2016



201410240136