



201604180104

Skagit County Auditor \$74.00
4/18/2016 Page 1 of 2 9:44AM

After recording, please return to:

Frederick Dilks
730 Santa Ana Blvd
Oak View, CA 93022

REVOCABLE TRANSFER ON DEATH DEED

Under Chapter 64.80 RCW

Washington Uniform Real Property Transfer on Death Act

NOTICE TO TRANSFEROR:

- You may want to consult a lawyer before using this form.
- You should carefully read all information the end of this form.
- **This form must be recorded before your death, or it will not be effective.**

IDENTIFYING INFORMATION:

Transferor (grantor), being of competent mind and having the legal capacity to make this deed:

Frederick Dilks
1004 Commercial Avenue, #325
Anacortes, WA 98221

Legal description of the property, situated in Skagit County, Washington:

UNIT C-103, VIEW RIDGE VILLAS A CONDO, RECORDED UNDER AF#200711130142,
BEING A PORTION LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30,
TOWNSHIP 35 NORTH, RANGE 2 EAST.

Assessor's property tax parcel or account number: P126921 4944-003-103-0
Property address: 4310 BLUE HERON CIRCLE 103 ANACORTES WA 98221
Source of title:

PRIMARY GRANTEE BENEFICIARY:

I designate the following grantee beneficiary if the beneficiary survives me.
Eric Mitcheson Dilks, of 730 Santa Ana Blvd, Oak View, CA 93022

CONTINGENT GRANTEE BENEFICIARY: (Optional)

If my primary grantee beneficiary does not survive me, I designate the following contingent beneficiary if that beneficiary survives me.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
EXEMPT
APR 18 2016

Amount Paid \$-
Skagit Co. Treasurer
Deputy
BY HLB

TRANSFER ON DEATH:

- At my death, I transfer my interest in the described property to the grantee beneficiaries as designated above.
- Before my death, I have the right to revoke this deed.
- This deed revokes all prior beneficiary designations by this owner for this interest in real estate.

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 owner'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).

SIGNATURE OF TRANSFEROR MAKING THIS DEED:

Frederick Robert Dilks
 Transferor Frederick Robert Dilks
4/13/16
 Date

 Transferor

 Date

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

ACKNOWLEDGMENT:

STATE OF California
COUNTY OF Ventura) ss:

I certify that I know or have satisfactory evidence that Frederick Dilks

is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: April 13, 2016



[Signature]
 Signature
 Notary Public in and for the State of Washington,
 residing at: Ventura CA
 My appointment expires: July 19, 2019

This instrument was prepared by:

Eric Dilks
730 Santa Ana Blvd
Oak View, CA 93022