

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



Skagit County Auditor
7/25/2016 Page

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\$75.00
3:26PM

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR: Harold Coultas

GRANTEES: Lori Frizzeli

ADDRESS: 609 Westerman Road
PARCEL NUMBER: P36663 / 350414-4-019-0307
ABBREVIATED LEGAL: Sect 14, TWP 35 N, R 4 E, WM Lot 4 Short Plat 2-82

ADDRESS: 509 Westerman Road
PARCEL NUMBER: P36662 / 350414-4-019-0208
ABBREVIATED LEGAL: Sect 14, TWP 35 N, R 4 E, WM Lot 3 Short Plat 2-82

ADDRESS: 431 Westerman Road
PARCEL NUMBER: P36661 / 350414-4-019-0109
ABBREVIATED LEGAL: Sect 14, TWP 35 N, R 4 E, WM Lot 2 Short Plat 2-82

SUBJECT TO: Easements, restrictions and reservations of record

GRANTOR. The Grantor is Harold Coultas, whose mailing address is 431 Westerman Road, Sedro Woolley, WA 98284.

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:

ADDRESS: 609 Westerman Road
PARCEL NUMBER: P36663 / 350414-4-019-0307

Including manufactured 1977 Bendix/Centennial 56x14 serial number S80409A; Section 14, Township 35 North, Range 4 East, W.M., Lot 4 of Skagit County short plat number 2-82 recorded under auditor's file number 198202240045; being a portion of the southwest quarter of the southeast quarter.

ADDRESS: 509 Westerman Road
PARCEL NUMBER: P36662 / 350414-4-019-0208

Including manufactured 2000 Ridgedale Discovery 70x28 serial number 11827140A/B; Section 14, Township 35 North, Range 4 East, W.M., Lot 3 of Skagit County short plat number 2-82 recorded under auditor's file number 198202240045; being a portion of the southwest quarter of the southeast quarter.

ADDRESS: 431 Westerman Road
PARCEL NUMBER: P36661 / 350414-4-019-0109

1977: Including manufactured 2000 Redmond 40x28 serial number 11827022; Section 14, Township 35 North, Range 4 East, W.M., Lot 2 of Skagit County short plat number 2-82 recorded under auditor's file number 198202240045; being a portion of the southwest quarter of the southeast quarter.

PRIMARY BENEFICIARY. The Grantor, Harold Coultas, designates Lori Frizzell as the primary beneficiary for her own separate use and benefit.

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 remains 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 25 day of July, 2016.

Harold Coultas
Harold Coultas

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss:

On this day personally appeared before me Harold Coultas, who executed the within and foregoing instrument and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal on this 25 day of July, 2016.



Julie Ann Huerta
NOTARY PUBLIC in and for the
State of Washington, residing at
Sedro-Woolley
Commission Expires: 12-20-18

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 25 2016
Amount Paid \$ EXEMPT
Skagit Co. Treasurer
By [Signature] Deputy