

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



201611100135

Skagit County Auditor \$76.00  
11/10/2016 Page 1 of 4 4:05PM

**REVOCABLE TRANSFER ON DEATH DEED**

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GRANTOR: Esther Jordan

GRANTEES: Shauna Jordan and Jeff Oiness

ADDRESS: 620 Township, Sedro-Woolley, WA 98284

PARCEL NUMBERS: P77087 and P77084

ABBREVIATED LEGAL: That Portion of Tract 17, of Plate No. 1, Sedro Home Acreage, Skagit County, WA as per Plat recorded in Volume 3 of Plats, Page 39 records of Skagit County

SUBJECT TO: Easements, restrictions and reservations of record

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**GRANTOR.** The Grantor is Esther Jordan, whose mailing address is 1114 Metcalf Street, 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:

P77084: That portion of Tract 17 of Plate No. 1, "SEDRO HOME ACREAGE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 3 of Plats, page 39, records of Skagit County, described as follows:

Beginning at a point on the South line of said Tract which is 92 feet West of the Southeast corner thereof; thence North 140 feet; thence West 53.9 feet, more or less, to the West line of said Tract; thence South 140 feet to the southwest corner of said Tract; thence East 53.9 feet, more or less, to the point of beginning, EXCEPT the South 20 feet thereof conveyed to the City of Sedro-Woolley for street purposes by deed dated February 19, 1914 and recorded March 5, 1914 under Auditor's File No. 101155 in Volume 96 of Deeds, page 251.

EXCEPT the West 45 feet of the South 120 feet of Tract 17, Plate No. 1, "SEDRO HOME ACREAGE, SKAGIT COUNTY, WASHINGTON", according to the plat thereof, recorded in Volume 3 of Plats, page 39, records of Skagit County, Washington.

P77087: That portion of Tract 17 of Plate No. 1, "SEDRO HOME ACREAGE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 3 of Plats, page 39, records of Skagit County, described as follows:

The South 139 feet of the East 92 feet of Tract 17 of Plate No. 1, "SEDRO HOME ACREAGE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 3 of Plats, page 39, except the South 20 feet thereof, conveyed to the City of Sedro Woolley for street purposed by deed dated February 19, 1914, recorded March 5, 1914, under Auditor's File No. 101155, in Volume 9 of Deeds, page 251, records of Skagit County, Washington.

**PRIMARY BENEFICIARY.** The Grantor, Esther Jordan, designates Shauna Jordan and Jeff Oiness as the primary beneficiaries as joint tenants with right of survivorship.

**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.

Amount Paid \$  
Skagit Co. Treasurer  
By *TR*  
Deputy

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
EXEMPT  
NOV 10 2016

**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).

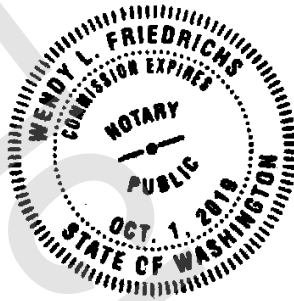
DATED This 10 day of Nov., 2016.

  
Esther Jordan

STATE OF WASHINGTON )  
COUNTY OF SKAGIT ) ss:

On this day personally appeared before me Esther Jordan, who executed the within and foregoing instrument 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 this 10 day of Nov, 2016.



Wendy L. Friedrichs  
NOTARY PUBLIC in and for the  
State of Washington, residing at  
Sedro Woolley, WA  
Commission Expires: 10-1-19