



201704260049

Skagit County Auditor

\$75.00

4/26/2017 Page

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3 2:21PM

JONES BUTLER DOLAN, PS
P.O. Box 2784
Mount Vernon, WA 98273
360-336-2939

TRANSFER ON DEATH DEED

GRANTOR: LaVaughn M. Murdock, an unmarried woman, as her separate property.

GRANTEES: LaVone Close and Kenneth Close, husband and wife, as their community property.

ADDRESS: 1308 10th Street
Anacortes, WA 98221

PARCEL NUMBERS: P55616, 3772-098-018-0004

ABBREVIATED LEGAL: Ptn Lot 16 & all Lots 17 & 18, Blk 98, City of Anacortes.

SUBJECT TO: Easements, restrictions and reservations of record.

REFERENCE: 201607290049

GRANTOR. The Grantor is LaVaughn M. Murdock, whose present mailing address is 1308 10th Street, Anacortes, WA 98221.

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 is legally described as follows:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
EXEMPT
APR 26 2017

The East ½ of Lot 16, and all of Lots 17 and 18, Block 98, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Subject to all covenants, conditions, restrictions, reservations, agreements, and easements of record.

PRIMARY BENEFICIARIES. The Grantor designates the following Primary Beneficiaries, provided the Beneficiaries survive the Grantor:

LaVone Close and Kenneth Close, husband and wife, as their community property.

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.

REVOCABLE. Before the Grantor's death, the Grantor retains 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 pursuant to this revocable Transfer on Death Deed at the time of the Grantor's death is exempt from the Washington Real Estate Excise Tax pursuant to RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

DATED: This 3 day of October, 2016.


LAVAUGHN M. MURDOCK

STATE OF WASHINGTON)
) ss:
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that LaVaughn M. Murdock is the person who appeared before me, and she acknowledged that she was authorized to execute this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED, This 3 day of October, 2016.

Rosie Gates Malone

ROSIE GATES-MALONE

Notary Public

In and for the State of Washington

My appointment expires: 03-05-2017

