

After recording return to:  
Stephen C. Schutt  
P.O. Box 1032  
Anacortes, WA 98221



**201810010070**

10/01/2018 10:07 AM Pages: 1 of 4 Fees: \$102.00  
Skagit County Auditor

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REVOCABLE TRANSFER ON DEATH DEED

THE GRANTOR: JANET S. BERENDS, a single woman

THE GRANTEES: MICHAEL D. NEILAN, a single man

ADDRESS: 1920 - 22<sup>nd</sup> Street, Anacortes, Skagit County, Washington

PARCEL NUMBER: P57552

TAX ID #: 3798-000-028-0008

ABBREVIATED LEGAL: ISLAND VIEW PARK W 20' OF LOT 27 & E 60' OF LT 28

SUBJECT TO:

REFERENCE:

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

OCT 01 2018 EXEMPT

Amount Paid \$ -  
Skagit Co. Treasurer  
By *mm* Deputy

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**GRANTOR.** The Grantor is JANET S. BERENDS, a single woman, whose mailing address is 1920 - 22<sup>nd</sup> 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 legally described as follows:

The West 20 feet of Lot 27 and the East 60 feet of Lot 28, Island View Park, according to the plat thereof recorded in Volume 7 of Plats, page 38, records of Skagit County, Washington.

**PRIMARY BENEFICIARY.** The Grantor designates the following primary beneficiaries if the primary beneficiaries survive the Grantor:


MICHAEL D. NEILAN, a single man

**ALTERNATE BENEFICIARY.** If any of the primary beneficiaries do not survive the Grantor, the Grantor designates the surviving beneficiaries as Alternate Beneficiaries.

**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 Grantor's death, the Grantor retains the right to revoke this deed.

**REAL ESTATE 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).

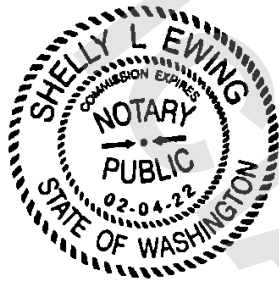
Dated this 17<sup>th</sup> day of September, 2018.

  
JANET S. BERENDS

STATE OF WASHINGTON        )  
  )ss  
COUNTY OF                    )

On this day personally appeared before me Janet S. Berends, to me known to be the agent for person described in and who is authorized to execute 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 this 17<sup>th</sup> day of September, 2018.



Shelly L. Ewing  
Print Name: Shelly L. Ewing  
Notary Public in and for the State of Washington  
Residing at Anacortes  
My appointment expires: 02-04-22

ATTACHMENT "A"

Assessor's Property Tax parcel/Account No: P55917/3772-141-020-0008

Full Legal Description:

Lots 19 and 20, Block 141, "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.

Situated in the County of Skagit, State of Washington.