

AFTER RECORDING MAIL TO:

THOMAS AND KATHLEEN KUKER
3809 WEST 11TH STREET
ANACORTES, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 20 2019

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



201905200034

05/20/2019 08:46 AM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

REVOCABLE TRANSFER ON DEATH (TOD) DEED

Grantor(s)/Transferor: THOMAS M. KUKER and KATHLEEN D. KUKER, husband and wife

Grantee(s)/Beneficiary(s): KRISTINA KUKER BROUGH, LAURA KUKER GRIFFITH and REBECCA KUKER GAMBLE, each as to their separate property, as tenants in common

Abbreviated Legal: 10, 1122-1125, 1318-1325, ROCK RIDGE/NORTHERN PACIFIC, SECTION

Tax Parcel Number: P114108 / 3809-323-010-0100

THE GRANTOR/TRANSFEROR, THOMAS M. KUKER and KATHLEEN D. KUKER, husband and wife, upon the second of them to die, for and in consideration of love and affection and probate avoidance, conveys and quit claims to **GRANTEE/BENEFICIARY, KRISTINA KUKER BROUGH, LAURA KUKER GRIFFITH and REBECCA KUKER GAMBLE, each as to their separate property, as tenants in common,** effective upon the death of each Grantor/Transferor, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor/transferor(s) therein:

LOT 10 OF ROCK RIDGE, A SURVEY RECORDED DECEMBER 3, 1998, IN VOLUME 21 OF SURVEYS, PAGE 85 THROUGH 87, UNDER AUDITOR'S FILE NO. 9812030124, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING ALSO DESCRIBED AS PORTIONS OF BLOCKS 1122-1125 AND 1318-1325, "NORTHERN PACIFIC ADDITION TO ANACORTES," AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 9, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

ORIGINAL

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 Beneficiary as designated above. Before Grantor's death, Grantor has the right to revoke this deed.

REAL ESTATE EXCISE TAX EXEMPTION: The recording of this Revocable Transfer on Death (TOD) 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 (TOD) Deed at the time if 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: May, 15th, 2019

Thomas M. Kuker

Thomas M. Kuker

Kathleen D. Kuker

Kathleen D. Kuker

State of Washington)
County of Skagit)

I certify that I know or have satisfactory evidence that **Thomas M. Kuker** is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated this 15th day of May, 2019

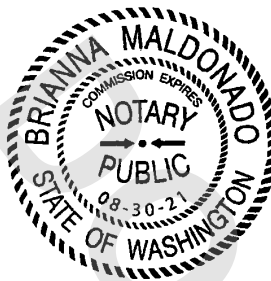
Brianna Maldonado

Print Name: Brianna Maldonado

Notary Public in and for the state of Washington

Residing at: N. Vernon WA 98273

My appointment expires: 08/30/2021



State of Washington)
County of Skagit)

I certify that I know or have satisfactory evidence that **Kathleen D. Kuker** is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated this 15th day of May, 2019

Brianna Maldonado

Print Name: Brianna Maldonado

Notary Public in and for the state of Washington

Residing at: N. Vernon WA 98273

My appointment expires: 08/30/2021

