



201906190012

06/19/2019 08:39 AM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

EXEMPT

JUN 19 2019

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

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR: Kären J. Larson
GRANTEES: Calvin E. Ohlson-Kiehn
ADDRESS: 2513 North Woods Loop Road, Mount Vernon, WA 98273
PARCEL NUMBER: P120032 / 4810-000-013-0000
ABBREVIATED LEGAL: LOT 13, PLAT OF NORTH WOODS
SUBJECT TO: Easements, restrictions and reservations of record

GRANTOR. The Grantor is Kären J. Larson, whose mailing address is 1413 E Gateway Heights Loop, 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:

LOT 13, PLAT OF NORTH WOODS, recorded February 13, 2003 under Skagit County Auditor's File No. 200302130139. Situated in Skagit County, Washington.

PRIMARY BENEFICIARY. The Grantor, Kären J. Larson, designates Calvin E. Ohlson-Kiehn as the primary beneficiary.

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 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 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).

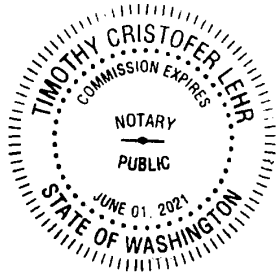
DATED This 18th day of June, 2019.

Kären J. Larson
Kären J. Larson

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss:

On this day personally appeared before me Kären J. Larson, 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 18th day of June, 2019.



Tim
NOTARY PUBLIC in and for the
State of Washington, residing at
Sedro-Woolley, WA
Commission Expires: 6/01/2021