



202001100039

01/10/2020 10:30 AM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

After Recording Return To:

Ms. Marva Newnes
38 Skokomish Way
La Conner, WA 98257

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

EXEMPT
JAN 10 2020

Amount Paid \$
Skagit Co. Treasurer
By Deputy

REVOCABLE TRANSFER ON DEATH DEED

**Recorded at the request of Felicia Value, Attorney at Law.
The drafter assumes no responsibility for the legal description
and stated title owner(s) herein, obtained from public record.**

GRANTOR: Marva Newnes, an unmarried woman.

GRANTEE/BENEFICIARY: Roxanne Carol Stevens, an unmarried woman, as a "transfer on death" beneficiary.

Abbreviated Legal: SHELTER BAY NO 1 LOT 38

Assessor's Tax Parcel No: 3998-000-038-0004 / P69119

GRANTOR, MARVA NEWNES, (who shall retain fee simple ownership during her lifetime, with the retained power to revoke this Revocable Transfer on Death Deed prior to her death), for and in consideration of love and affection and for no monetary consideration, and pursuant to the Washington Uniform Real Property Transfer on Death Act (RCW 64.80, et. seq.), conveys and quitclaims to the

GRANTEE/BENEFICIARY, ROXANNE CAROL STEVENS, an unmarried woman, to take effect only upon the Grantor's death, all of Grantor's right, title, and interest in and to the following described real estate situated in the County of Skagit, State of Washington, together with all after-acquired title of the Grantor therein:

LOT 38, SHELTER BAY NO. 1, RECORDED IN VOLUME 9 OF PLATS, PAGES 80 AND 81, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SUBJECT TO: Easements, restrictions and reservations of record.

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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 such time as the Grantor has died 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: January 7, 2020.

Marva Newnes
MARVA NEWNES

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence MARVA NEWNES is the person who appeared before me, and said person acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 7 day of January, 2020.

Gem Jake Tartaglia
Printed Name Gem Jake Tartaglia
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 5-10-2020

