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08/20/2020 11:22 AM Pages: 1 of 5 Fees: \$107.50
Skagit County Auditor

Document Title:

DEED REGARDING REAL PROPERTY INTEREST with COMMUNITY PROPERTY AGREEMENT

Reference Number :

Grantor(s):

☐ additional grantor names on page ____.

1. Lawrence E. Heiner, deceased
2. Virginia E. Heiner, surviving spouse

Grantee(s):

☐ additional grantee names on page ____.

1. Virginia E. Heiner surviving spouse
- 2.

Abbreviated legal description:

☐ full legal on page(s) ____.

(0.1400 ac) ANACORTES, BLOCK 131, LOT 1 AND 2, ACRES 0.14, SURVEY RECORDED
AF#200501180094. SURVEY RECORDED AF#200501180094.

Assessor Parcel / Tax ID Number:

☐ additional tax parcel number(s) on page ____.

P55844 XrefID: 3772-131-002-0001

804 K Avenue, Anacortes, WA 98221

FILED FOR RECORD AT THE REQUEST OF:
VIRGINIA E. HEINER

WHEN RECORDED RETURN TO:

DEWEY W. WEDDLE
LAW OFFICE OF DEWEY W. WEDDLE, PLLC
909 7TH STREET
ANACORTES, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2020 82211
AUG 20 2020

Amount Paid \$ 0
Skagit Co. Treasurer
By ML Deputy

DEED REGARDING REAL PROPERTY INTEREST

Virginia E. Heiner and **Lawrence E. Heiner**, husband and wife, entered into a community Property Agreement on June 16, 2016, through which they declared all of their property to be community property and stated that on the death of either spouse, all property was to pass to the surviving spouse.

Lawrence E. Heiner is now deceased, having died on November 14, 2019, in Skagit County, Washington. **Virginia E. Heiner** is the surviving spouse under the Community Property Agreement prepared by **Lawrence E. Heiner** and **Virginia E. Heiner**, and as such asserts all right, title and interest in the real property described below.

1. DECEASED SPOUSE (GRANTOR): Lawrence E. Heiner
2. SURVIVING SPOUSE (GRANTEE): Virginia E. Heiner
3. CONSIDERATION: Community Property Agreement (Love and Affection).
4. LEGAL DESCRIPTION OF PROPERTY: (0.1400 ac) ANACORTES, BLOCK 131, LOT 1 AND 2, ACRES 0.14, SURVEY RECORDED AF#200501180094, SURVEY RECORDED AF#200501180094

Situated in the County of Skagit, State of Washington.

Said property is commonly known as: 804 K Avenue, Anacortes, WA 98221

Property Tax Parcel No. P55844

DATED: August 11, 2020

By: Virginia E. Heiner
Virginia E. Heiner

Dated this 11th day of August 2020

Tamara O Weddle

TAMARA I. WEDDLE

NOTARY PUBLIC in and for the State of Washington,
residing at Anacortes, Washington.

My commission expires August 29, 2020



COMMUNITY PROPERTY AGREEMENT

THIS AGREEMENT is made by and between LAWRENCE E. HEINER and VIRGINIA E. HEINER, husband and wife ("the Spouses"), both of whom are domiciled in the State of Washington. In consideration of their mutual agreements set forth below, the Spouses hereby agree as follows:

- A. Status of Property. All property of whatever nature or description; whether real, personal, or mixed and wherever located; now owned, or hereafter acquired by the Spouses or either of them, shall be considered and hereby is declared to be community property.
- B. Disposition of Property. Upon the death of one of the Spouses survived by the other Spouse, all the then-existing community property of the Spouses, real and personal, shall vest in and become the sole property of the surviving Spouse in fee simple.
- C. Termination. This Agreement may be terminated upon mutual, written agreement of the Spouses or their acting Attorney(s)-in-fact. In the absence of other evidence indicating the Spouses' intent to terminate this Agreement, it shall, nevertheless, be deemed mutually terminated and of no further force or effect upon the occurrence of one or more of the following events:
- (1) Upon either Spouse filing a petition, complaint, or other pleading for legal separation, dissolution of the marriage, or to have the marriage declared invalid.
 - (2) Immediately prior to death if both Spouses should die simultaneously or under circumstances where the order of death cannot be ascertained.
- D. Optional Revocation by One Spouse. If either Spouse becomes incapacitated, the other Spouse shall have the power to revoke this agreement. The termination shall be effective upon the delivery of written notice thereof to the incapacitated Spouse and to the guardians, if any, of the person and of the estate of the incapacitated person. For purposes of this paragraph, a Spouse shall be deemed incapacitated upon receipt by the other Spouse of written notice, signed by the incapacitated Spouse's duly-licensed attending physician or by two duly-licensed physicians who have examined the incapacitated Spouse, declaring that the incapacitated Spouse is unable to manage his or her own affairs.
- E. Disclaimer. Upon the death of either Spouse, the surviving Spouse may disclaim any interest passing under this agreement in whole or in part, or with reference to specific parts, shares or assets thereof, in which event the interest disclaimed shall pass as if the provisions of paragraph B had been revoked as to such interest, with the surviving Spouse entitled to the benefits provided by any alternate disposition.

F. Revocation of Contrary Provisions. The provisions of any community property agreement, agreement regarding the status of property, or any other arrangement made previously by the Spouses or either of them affecting the property described in this Agreement are hereby revoked to the extent of any inconsistency with this Agreement.

SIGNED at Anacortes, Washington this 13th day of June, 2016.

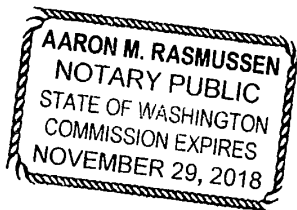
Lawrence E. Heiner
LAWRENCE E. HEINER

Virginia E. Heiner
VIRGINIA E. HEINER

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me LAWRENCE E. HEINER and VIRGINIA E. HEINER, to me known to be the individuals described in and who executed the foregoing document and acknowledged that they signed said document as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 13 day of June, 2016.



Aaron M. Rasmussen
NOTARY PUBLIC in and for the State of
Washington, residing at Anacortes.
My appointment expires 11-29-18