

202012220093

12/22/2020 09:40 AM Pages: 1 of 3 Fees: \$105.50  
Skagit County Auditor

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

*Exempt*  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEC 22 2020

Amount Paid \$ —  
Skagit Co. Treasurer  
By *[Signature]* Deputy

**REVOCABLE TRANSFER ON DEATH DEED**

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GRANTOR: Carol Ann Goeson

GRANTEES: Jason W. Hart and Josanna Lyn Hart, husband and wife

ADDRESS: 821 S. Lilac Drive, Mount Vernon, WA

PARCEL NUMBER: P83635

ABBREVIATED LEGAL: LOT 20, PLAT OF HILLTOP HAVEN DIVISION NO. III,  
ACCORDING TO THE PLAT THEREOF, RECORDED IN  
VOLUME 14 OF PLATS, PAGES 78 AND 79, RECORDS  
OF SKAGIT COUNTY, WASHINGTON.

SUBJECT TO: Easements, restrictions and reservations of record

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**GRANTOR.** The Grantor is Carol Ann Goeson, whose mailing address is PO Box 2763, Mount Vernon, WA 98273.

**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 20, PLAT OF HILLTOP HAVEN DIV. NO. III, according to the plat thereof, recorded in Volume 14 of Plats, pages 78 and 79, records of Skagit County, Washington.

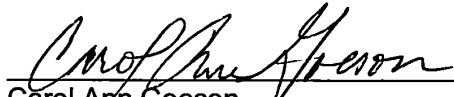
Situated in Skagit County, Washington.

**PRIMARY BENEFICIARY.** The Grantor, Carol Ann Goeson, designates Jason W. Hart and Josanna Lyn Hart, husband and wife, as the primary 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 beneficiary 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).

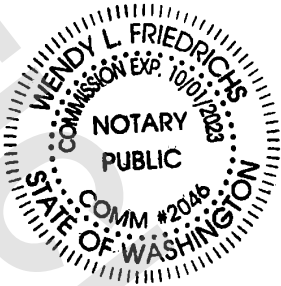
DATED This 17 day of December, 2020.

  
\_\_\_\_\_  
Carol Ann Goeson

STATE OF WASHINGTON )  
COUNTY OF SKAGIT ) ss:

On this day personally appeared before me Carol Ann Goeson, 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 17 day of Dec., 2020



Wendy L. Friedrichs  
NOTARY PUBLIC in and for the  
State of Washington, residing at  
Sedro Woolley WA  
Commission Expires: 10-1-23