

Filed for Record at the Request of:

Therese S. Ogle
6723 Sycamore Ave. NW
Seattle WA 98117-4849



202101290132

01/29/2021 02:21 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

EXEMPT
JAN 29 2021

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

Document Title: Revocable Transfer on Death Deed
Grantor: Therese Sandra Ogle
Grantee: THE WHATCOM COMMUNITY FOUNDATION
Abbreviated Legal Description: Lot 3, Block 2, SW Quarter of Section 19, Township 35,
Range 02
Assessor's Tax / Parcel Number(s): P124304 / 3814-002-003-0000

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR. The Grantor is THERESE SANDRA OGLE, an unmarried person, whose mailing 6723 Sycamore Ave. NW Seattle WA 98117-4849.

LEGAL DESCRIPTION. The real property that is the subject of this Revocable Transfer on Death Deed is situated in the County of Skagit, at 804 25th St., Anacortes, State of Washington, 98221 and it is legally described as:

(0.0700 AC) LOT 3, BLOCK 2, SHANNON'S 1ST TO ANACORTES,
RECORDED IN VOLUME 3 OF PLATS, PAGE 8, RECORDS OF
SKAGIT COUNTY, WASHINGTON. SURVEY RECORDED
AF#200410150159.

Assessor's Tax/Parcel Number:

Subject to: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF

PRIMARY BENEFICIARY. The Grantor designates the following primary beneficiary if the primary beneficiary survives the Grantor: THE WHATCOM COMMUNITY FOUNDATION having a current principal business address of 1500 Cornwall, Suite 202, Bellingham, Washington 98225, or to its successor-in-interest, to be used for the Therese Ogle and John Draper Fund and to be administered in accordance with any terms and conditions which may have been established by me in writing with The Whatcom Community Foundation

TRANSFER OF DEATH. The Grantor transfers all of the Grantor's interest in the described property, including without limitation any after-acquired title, to the beneficiary designated above, effective upon the Grantor's death. Before the Grantor's death, the Grantor has 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 for the Washington Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

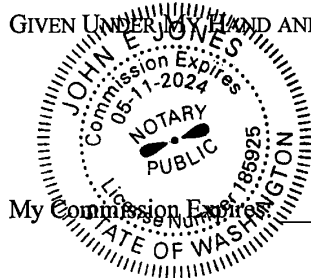
Therese Ogle
Therese S. Ogle

1-28-21
Date

STATE OF WASHINGTON)
) ss.
County of SKAGIT)

On this day personally appeared before me THERESE S. OGLE, to me known to be the individual described in the foregoing document, and acknowledged that she signed said document as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 28 day of January, 2021.



John E. Jones
NOTARY PUBLIC in and for the State of Washington
Residing at Seattle WA

My Commission Expires 5/11/2024

EXHIBIT "A"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on The Plat of Shannon Heights, Anacortes, Washington, recorded in Volume 7 of Plats, Page 83:

Recording No: 562377

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Amended Plat of Shannon's First Addition to the City of Anacortes, recorded in Volume 3 of Plats, Page 8:

Recording No: 8347

3. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Survey:

Recording No: 200410150159

4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

5. Assessments, if any, levied by the City of Anacortes.

6. City, county, or local improvement district assessment, if any.