

Prepared By: |  
Joyce Stewart |  
7581 N Fruitdale Rd |  
Sedro Woolley, WA 98284 |

After Recording Return To: |  
Joyce Stewart |  
7581 N Fruitdale Rd |  
Sedro Woolley, WA 98284 |

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### REVOCABLE TRANSFER ON DEATH DEED

**KNOW ALL PERSONS BY THESE PRESENTS THAT:**

This Revocable Transfer on Death Deed is made pursuant to the provisions of the Washington Uniform Real Property Transfer Act. In accordance with the provisions of the Uniform Real Property Transfer on Death Act, upon our deaths we, Joyce M Stewart and David Franklin Stewart, a married couple (herein referred to as "Grantor"), do hereby convey unto Grantee(s) as designated below, (herein referred to as "Grantee"), effective upon our deaths, the following described real property located in Sedro Woolley, in the County of SKAGIT, State of Washington:

**Legal Description:**

**Parcel A**

: THAT PORTION OF THE NE1/4 OF THE SW1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 5 EAST OF W.M., DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 22 ACRES OF SAID NE1/4 OF THE SW1/4 AND THE COUNTY ROAD; THENCE EAST ALONG SAID NORTH LINE 200 FEET; THENCE SOUTHERLY AND PARALLEL WITH THE EAST LINE OF SAID SUBDIVISION 150 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF THE COUNTY ROAD; THENCE NORTHWESTERLY ALONG THE NORTHERLY LINE OF SAID COUNTY ROAD TO THE POINT OF BEGINNING.

**Parcel B**

THAT PROTION OF NE1/4 SW1/4 SECTION 7 TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M. LESS 22 ACRE LYING EAST OF A LINE PARALELL TO AND 15' WESTERLY OF THE BOUNDARY OF THE RIGHT OF WAY GRANTED TO THE UNITED STATES OF AMERICA BY INSTRUMENT DATED AUGUST 29, 1946 AND RECORDED JUNE 17, 1949 IN VOLUME 234 OF DEEDS, PAGE 460 UNDER AUDITOR'S FILE NUMBER 432617, EXCEPTING THEREFROM ROAD AND RAILWAY RIGHTS OF WAY.

**Abbreviated Legal**(4.5500 ac) TAX 2 TH PTN OF NE1/4 SW1/4, SECTION 7, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., LESS S 22 AC & LYING E OF A LINE PARL TO & 15' W'LY OF BDY ON EASE TO BONNEVILLE POWER ADM

**Parcel C**

(0.2800 ac) SOUTH 15 FEET OF LOT 3 AND SOUTH 15 FEET OF LOT 4 OF SKAGIT COUNTY SHORT PLAT 96-031 RECORDED UNDER AF#9909090091, SECTION 7, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., PER QUIET TITLE NO. 99-2-01070-4 SKAGIT COUNTY SUPERIOR COURT.

Parcel Numbers **P38614, P38609, P117539**

Grantee(s): *Leo Stewart*

REVIEWED BY  
SKAGIT COUNTY TREASURER  
DEPUTY *JS*  
DATE *6-1-21*

Leo CP Stewart  
PO Box 160  
Monitor, Washington 98836

If the designated Grantee Beneficiary predeces Grantor in death, then:  
This transfer to the deceased Grantee Beneficiary shall become null and void.

Until a change is requested, the county clerk shall send tax statements to the following address:  
Joyce Stewart  
7581 N Fruitdale Rd  
Sedro Woolley, Washington 98284

[SIGNATURE PAGE FOLLOWS]

**Grantor Acknowledgement**

**Grantor Signature:**

DATED: June 1, 2021

Joyce M Stewart

Joyce M Stewart  
7581 N Fruitdale Rd  
Sedro woolley, Washington 98284

**Spouse Signature:**

DATED: June 1, 2021

David Franklin Stewart

David Franklin Stewart  
7639 N Fruitdale Rd  
Sedro woolley, Washington 98284

STATE OF WASHINGTON, COUNTY OF SKAGIT, ss:

I certify that I know or have satisfactory evidence that Joyce M Stewart and David Franklin Stewart is the person who appeared before me, and said person acknowledged that s/he signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.



Sherlynn Wiscombe  
Notary Public

Personal Banker  
Title (and Rank)

My commission expires: 05-02-2022