



202204060041

04/06/2022 11:49 AM Pages: 1 of 2 Fee: \$204.50
Skagit County Auditor

After recording, please return to:

William Ellis
500 Creek Lane
Sedro Woolley, WA
98284

Real Estate Excise Tax Exempt
Skagit County Treasurer
By <u>Lena Thompson</u>
Date <u>4.6.22</u>

REVOCABLE TRANSFER ON DEATH DEED

Under Chapter 64.80 RCW

Washington Uniform Real Property Transfer on Death Act

NOTICE TO TRANSFEROR:

- You may want to consult a lawyer before using this form.
- You should carefully read all information the end of this form.
- **This form must be recorded before your death, or it will not be effective.**

IDENTIFYING INFORMATION:

Transferor (grantor), being of competent mind and having the legal capacity to make this deed:

William Ellis
500 Creek Lane
Sedro Woolley, WA
98284

Legal description of the property, situated in Skagit County, Washington:
SEDRO LOT 17 BLK 10

Assessor's property tax parcel or account number: P75382
Property address: 516 Jameson Ave, Sedro Woolley, WA 98284
Source of title:

PRIMARY GRANTEE BENEFICIARY:

I designate the following grantee beneficiary if the beneficiary survives me.

April D. Ellis of 516 Jameson Ave, Sedro Woolley, WA 98284

CONTINGENT GRANTEE BENEFICIARY: (Optional)

If my primary grantee beneficiary does not survive me, I designate the following contingent beneficiary if that beneficiary survives me.

Robert E Ellis of 7143 S Sunrise Way, Buckeye AZ 85326

TRANSFER ON DEATH:

- At my death, I transfer my interest in the described property to the grantee beneficiaries as designated above.
- Before my death, I have the right to revoke this deed.
- This deed revokes all prior beneficiary designations by this owner for this interest in real estate.

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 owner'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).

SIGNATURE OF TRANSFEROR MAKING THIS DEED:

William Ellis
Transferor William Ellis

Transferor

Date 4/4/22

Date

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

ACKNOWLEDGMENT:

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss:

I certify that I know or have satisfactory evidence that William Ellis

is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 04-04-2022

Nicholas Horning
Signature

Notary Public in and for the State of Washington,
residing at: 1511 Riverside Dr, Mount Vernon, WA 98273
My appointment expires: 04/02/2025

This instrument was prepared by:

William Ellis
500 Creek Lane
Sedro Woolley, WA
98284

