



202209300023

09/30/2022 09:20 AM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

After recording return to:
Stephen C. Schutt
P.O. Box 1032
Anacortes, WA 98221

**Real Estate Excise Tax
Exempt**
Skagit County Treasurer
By Alena Thompson
Date 9.30.22

REVOCABLE TRANSFER ON DEATH DEED

THE GRANTOR: DELORES BUER HITCHMAN-JOHNSON, formerly known as
DELORES BUER HITCHMAN

THE GRANTEES:

BRETT JOHN BUER HITCHMAN, a married man, as his separate property
and
ALANA DEE HITCHMAN DAVIDSON, a married woman, as her separate property

"In undivided, equal shares, with right of survivorship between them"

ADDRESS: 3504 "O" Avenue, Anacortes, WA 98221

PARCEL NUMBER: P57166

TAX ID #: 3786-003-003-0005

ABBREVIATED LEGAL: MARY EUBANK'S TO ANA LOTS 1 TO 3 BLK 3

SUBJECT TO:

REFERENCE:

GRANTOR. The Grantor is DELORES BUER HITCHMAN-JOHNSON, formerly known as DELORES BUER HITCHMAN, whose mailing address is 3504 "O" Avenue, Anacortes, WA 98221

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 legally described as follows:

Lot 1, 2, and 3, Block 3, "MRS. MARY EUBANKS FIRST ADDITION TO THE CITY OF ANACORTES", according to the plat thereof recorded in Volume 1 of Plats, Page 38, records of Skagit County, Washington.

PRIMARY BENEFICIARY. The Grantor designates the following primary beneficiaries if the primary beneficiaries survive the Grantor:

BRETT JOHN BUER HITCHMAN, a married man, as his separate property
and
ALANA DEE HITCHMAN DAVIDSON, a married woman, as her separate property

"In undivided, equal shares, with right of survivorship between them"

ALTERNATE BENEFICIARY. If any of the primary beneficiaries do not survive the Grantor, the Grantor designates the surviving beneficiaries as Alternate 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 beneficiaries set forth above. Before Grantor's death, the Grantor retains the right to revoke this deed.

REAL ESTATE 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 27th day of September, 2022.


DELORES BUER HITCHMAN-JOHNSON

STATE OF WASHINGTON)
)ss
COUNTY OF)

On this day personally appeared before me **Delores Buer Hitchman-Johnson**, to me known to be the agent for person described in and who is authorized to execute 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 this 27th day of September, 2022.



Shelly L. Ewing
Print Name: Shelly L. Ewing
Notary Public in and for the State of Washington
Residing at Anacortes, WA
My appointment expires: 02-04-26