

After Recording Return To:

Skagit Law Group, PLLC
P.O. Box 336
Mount Vernon, WA 98273

REVIEWED BY
SKAGIT COUNTY TREASURER
DEPUTY Lena Thompson
DATE 10/19/2022

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR: **DEBORA CHAVARRIA**, an unmarried person

GRANTEE/BENEFICIARY: **ENOCH CHAVARRIA**, a married man as his separate estate, as "transfer on death" beneficiary

Abbreviated Legal: Unit 207, Bldg 1, The Ridge at Maddox Creek, Phase 1

Additional Legal on: Pages 1 and 2

Assessor's Tax Parcel No.: 4822-001-207-0000; P120837

THE GRANTOR, **DEBORA CHAVARRIA**, an unmarried person (who shall retain fee simple ownership during her lifetime, including the retained power to revoke this Revocable Transfer on Death Deed prior to her death), for and in consideration of love and affection and for no monetary consideration, and pursuant to the Washington Uniform Real Property Transfer on Death Act (RCW 64.80, *et. seq.*), conveys and quitclaims to the GRANTEE, **ENOCH CHAVARRIA**, a married man as his separate estate, to take effect only upon Grantor's death, all of Grantor's right, title, and interest in and to the following described real estate situated in the County of Skagit, State of Washington, together with all after-acquired title of the Grantor therein:

Unit 207, Building 1, "THE RIDGE AT MADDOX CREEK, A CONDOMINIUM, PHASE 1," according to the Survey Map and Plans thereof recorded September 12, 2003, under Auditor's File No. 200309120223; and

Revocable Transfer on Death Deed

amendment thereto recorded July 15, 2004, under Auditor's File No. 200407150082; and amendment thereto recorded April 6, 2005, under Auditor's File No. 200504060078; and amendment thereto recorded June 16, 2008, under Auditor's File No. 200806160175, and amendment thereto recorded March 3, 2010, under Auditor's File No. 201003030089; all records of Skagit County, Washington.

SUBJECT TO: Easements, restrictions, and reservations of record.

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 such time as Grantor has died is exempt from the Washington Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(6)(d).

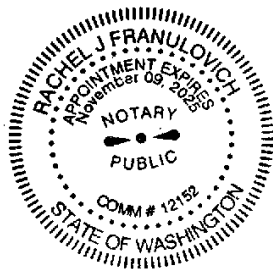
DATED: October 19, 2022.

Debora Chavarria
DEBORA CHAVARRIA, Grantor

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence **DEBORA CHAVARRIA** is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 19th day of October, 2022.



Rachel J. Franulovich
Printed Name Rachel Franulovich
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 11-09-2025

Revocable Transfer on Death Deed