



202301170040

After recording please return to:
The Law Office of Justin Rothboeck
1008 5th Street
Anacortes, Washington 98221

01/17/2023 09:40 AM Pages: 1 of 2 Fees: \$204.50
Skagit County Auditor

REVIEWED BY	
SKAGIT COUNTY TREASURER	
DEPUTY	Josie Bear
DATE	1/17/23

TRANSFER ON DEATH DEED

GRANTOR:	609 Q, LLC, a Washington Limited Liability Company
DESIGNATED BENEFICIARY:	BEV LOUIS DUUTON, a married woman who will be a widow upon the transfer contemplated by this deed.
Abbreviated Legal:	THE S 1/2 OF LOTS 9 AND 10, BLOCK 7, MAP OF THE CITY OF ANACORTES.
Parcel number:	P54946
XrefID:	3772-007-010-0102

The GRANTOR/TRANSFEROR 609 Q LLC, a Washington Limited Liability Company further identified by UBI number 603-585-886, and an entity fully owned and controlled by ROBERT GARRY JONES, in consideration of the love and affection that Mr. Jones has for his wife, and also in consideration of planning for the disposition of Mr. Jones estate, conveys and warrants to BEV LOUIS DUUTON, the Grantee/Designated Beneficiary, and the wife of Mr. Jones, upon the death of ROBERT GARRY JONES, the follow described property:

THE SOUTH 1/2 OF LOTS 9 AND 10, BLOCK 7, MAP OF THE CITY OF ANACORTES, AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, WASHINGTON

Situate in the County of Skagit, State of Washington.

This deed transfers no legal or equitable interest in the above-described property until the death of Robert Garry Jones and is governed by chapter 64.80 RCW.

This Transfer on Death Deed remains fully revocable during the lifetime of the Robert Garry Jones and is conditioned on the survival of the named Beneficiary. Should Bev Louis Duuton predecease Robert Garry Jones then this deed shall lapse and shall have no force or effect.

The undersigned declares that at the time of executing this deed he is of sound and disposing mind and memory, not acting under duress, menace or fraud of any person whomsoever and makes and executes this instrument after carefully considering the task on which he is engaged, the nature and extent of his estate and the intended succession to the real property described above.

Dated this 21 day of December 2022

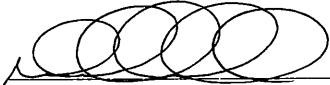


Robert Garry Jones, as sole member and owner of 609 Q LLC – Grantor/Transferor

State of California)
)
County of Riverside) ss.

I certify that I know or have satisfactory evidence that Robert Garry Jones, acting in his capacity as sole member and owner of 609 Q LLC, is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 21st day of December 2022.



Notary Signature

Michelle L. McGraw

Notary Print Name



Notary Public in and for the State of California.

Residing at 543 S Palm Cyn Dr. Palm Springs CA 92264

My appointment expires 10/19/26.