



202305120017

05/12/2023 10:44 AM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

When Recorded Return To:

Name: MARK D./CECILIA A. SPAHR
Address: 6448 WEST SHORE ROAD
ANACORTES, WASHINGTON 98221

**Real Estate Excise Tax
Exempt**
Skagit County Treasurer
By Lera Thompson
Date 5-12-23

Space above this line for recorder's use only

WASHINGTON TRANSFER ON DEATH DEED

GRANTEE: SHANE MARK SPAHR
SCOTT DEVIN SPAHR

Grantor Full Name: SPAHR, MARK D. Marital Status: Married
Address: 6448 West Shore Road, Anacortes, WA. 98221

Grantor Full Name: SPAHR, CECILIA A. Marital Status: Married
Address: 6448 West Shore Road, Anacortes, WA. 98221

Abbreviated Legal Description: JOHNSON RD MOUNT VERNON WA. 98274
(33.7200 AC) CU F4A #228 AF #792632 1975 TRANSF AF#813659
DR 17 DK 3 THE SOUTHEAST 1/4 OF THE SOUTH
Assessor's Property Tax Parcel or Account #: P 16571/ID 330408-4-013-0006

GRANTOR, MARK D./CECILIA A. SPAHR, for and in consideration of transfer on death pursuant to the Washington Uniform Real Property Transfer on Death Act, conveys and quitclaims to the following-designated beneficiary, as GRANTEE, effective only upon the death of Grantor, all right, title and interest in and to the following-described real estate, situated in the County of SKAGIT State of Washington, including any interest therein which Grantor may hereafter acquire:

The southeast 1/4 of the southeast 1/4 of Section 8, Township 33 North, Range 04 East W.M.,

Except road rights of way,

Except Drainage District No. 17 ditch right-of-way as condemned in Skagit County Superior Court Cause No. 17539,

Except Dike District No. 3 dike right-of-way as condemned in Skagit County Superior Court Cause No. 2892,

Except that portion conveyed to Skagit County for Peter Johnson Road No. 8600 by deed dated April 22, 1980, recorded May 1, 1980 under Auditor's File No. 8005010016,

And Also Except the following described tract:

Beginning at the southeast corner of said Section 8; thence north 1 degree 12' 50" east along the east line of said Section 8, 805.85 feet; thence north 89 degrees 20' 10" west parallel with the south line of said Section 8, 170.00 feet; thence south 8 degrees 08' 12" west 150.00 feet; thence north 89 degrees 20' 10" west parallel with said south line, 65.00 feet; thence south 0 degrees 48' 23" west 395.91 feet; thence south 55 degrees 57' 44" west 458.77 feet to said south line of said Section 8; thence south 89 degrees 20' 10" east along said south line 624.93 feet to the true point of beginning.

PRIMARY BENEFICIARY. Grantor designates the following primary beneficiary if the primary beneficiary survives Grantor.

Full Name: SHANE MARK SPAHR Marital Status: Married

Address: 2312 Sunday Lake Road, Stanwood, WA. 98292

Full Name: SCOTT DEVIN SPAHR Marital Status: Married

Address: 5017-23rd Ave. W., Everett, WA. 98203

ALTERNATE BENEFICIARY (OPTIONAL). If the primary beneficiary does not survive Grantor, Grantor designates the following alternate beneficiary if that beneficiary survives Grantor.

Full Name: Marital Status:

Address:

Full Name: Marital Status:

Address:

TRANSFER ON DEATH. The Grantor transfers all of the Grantor's interest in the described real property, including without limitation any after acquired title of the Grantor, to the beneficiary designated above. Before the Grantor's death, the Grantor has the right to revoke this deed.

SPECIAL TERMS

REAL ESTATE EXCISE TAX EXEMPTION. The recording of this 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 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(6)(d).

DATED this 12th day of May, 2023

SIGNATURES.

Grantor Signature: Mark D. Spahr Date: 05/12/2023
Printed Name: Mark D. Spahr

Grantor Signature: Cecilia A. Spahr Date: 05/12/2023
Printed Name: Cecilia A. Spahr

ACKNOWLEDGMENT.

STATE OF Washington
COUNTY OF Skagit

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mark Spahr and Cecilia Spahr whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 05/11/2023 (mm/dd/yyyy)

Adami Santiago Amaro
Notary Public

My Commission Expires: June 14, 2026

