

**202404010051**04/01/2024 02:42 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

File for record and return to:

Name

Address

Address 2

City/State/Zip

**Real Estate Excise Tax
Exempt**
Skagit County Treasurer
By Bern Thompson
Date 4.1.24**REVOCABLE TRANSFER ON DEATH DEED****TRANSFEROR(S):**

1. NAME:	Peggy Ann Swapp
ADDRESS:	
2. NAME:	1320 9th Street
ADDRESS:	Anacortes, WA 98221

BENEFICIARY(IES):

1. NAME:	Christopher (Kit) Stephan Gerwels
ADDRESS:	
2. NAME:	4512 Shelby Ct, Anacortes, WA 98221
ADDRESS:	
3. NAME:	Lindsey Marie Gerwels
ADDRESS:	
4. NAME:	4512 908 W. Illinois St.
ADDRESS:	Bellingham, WA 98225

PARCEL NO(S):

P55623

ABBREVIATED LEGAL DESCRIPTION:

(i.e., lot, block, plat, or township, range, quarter/quarter and reference to the document page number where the full legal description is included, if applicable)	Block 99, Lots 11 through 13, Map of the City of Anacortes, According to the plat thereof, Recorded in Volume 2 of plats, Pages 4 through 7, Records of Skagit County, Washington
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SINGULAR AND PLURAL Wherever appropriate in this Quit Claim Deed, a singular term shall be construed to mean the plural where necessary, and a plural term the singular. For example, if at any time two or more parties shall constitute Transferor or Grantee, then the relevant term shall refer to

all parties together so designated. The masculine gender shall include the feminine and neuter genders, and vice versa.

BENEFICIARIES. The Transferor designates the above named Beneficiaries as the Beneficiary of this Transfer, in equal shares if multiple Beneficiaries.

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 it is legally described as follows:

DESCRIPTION OF PROPERTY

Lots 11 through 13, Block 99, Map of
the City of Anacortes, According to the
plat thereof recorded in Volume 2
of plats, pages 4 through 7, Records
of Skagit County, Washington.

TRANSFER ON DEATH. The Transferor transfers all of the Transferor's interest in the described property, including without limitation any after acquired title of the Transferor, to the Beneficiary set forth above upon the death of the last surviving Transferor. **Before the Transferor's death, the Transferor shall retain the right to revoke this deed.**

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) by reason of RCW 82.45.010(3)(b) 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 this Transferor's death is exempt from the Washington Real Estate Excise Tax by reason of RCW 82.45.197(1)(i) and WAC 458-61A-202(6)(d).

Date this 1 day of April, 2024

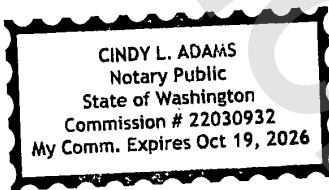
Roggy A. Swapp
TRANSFEROR(S):

X
TRANSFEROR(S):

STATE OF WASHINGTON)
COUNTY OF) ss.
SKAGIT)

I certify that I know or have satisfactory evidence the Transferor(s) is the person(s) who appeared before me and acknowledged that they signed the foregoing instrument and acknowledged it to be their free and voluntary act for the uses and purposes described in this instrument.

SUBSCRIBED to before me this 1st day of April, 2023.



Cindy L. Adams
Cindy L. Adams, Notary Public
Commission Expires: 10/19/2026