

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 04/23/2024

REVOCABLE TRANSFER ON DEATH DEED

GRANTORS: **CURTIS E. HUBER and KAREN J. HUBER**, husband and wife

GRANTEE/BENEFICIARY: **DANIEL J. HUBER**, a married man as his separate estate, as "transfer on death" beneficiary

Abbreviated Legal: **RANCHO SAN JUAN DEL MAR SUB-DIV 5 LOT L**

Additional Legal on: **Page 1**

Assessor's Tax Parcel No.: **P68364; 3976-000-012-0018**

THE GRANTORS, **CURTIS E. HUBER and KAREN J. HUBER**, husband and wife (who shall retain fee simple ownership during their lifetimes, with the retained power to revoke this Revocable Transfer on Death Deed prior to either of their deaths), 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.), convey and quitclaim to the GRANTEE/BENEFICIARY, **DANIEL J. HUBER**, a married man as his separate estate, to take effect only upon both Grantors' deaths, all of Grantors' 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 Grantors therein:

LOT L, RANCHO SAN JUAN DEL MAR SUBDIVISION NO. 5, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 7 OF PLATS, PAGE 5, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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

Revocable Transfer on Death Deed
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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 both Grantors have 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)(b).

DATED: February 13, 2024.

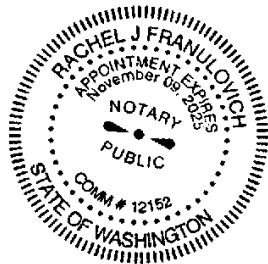
Curtis E. Huber
CURTIS E. HUBER

Karen J. Huber
KAREN J. HUBER

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence **CURTIS E. HUBER** and **KAREN J. HUBER** are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 13th day of February, 2024.



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