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05/24/2024 09:47 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

**Real Estate Excise Tax
Exempt**
Skagit County Treasurer
By Belen Martez
Date May 24, 2024

WHEN RECORDED RETURN TO:
Steven L. Burton & Jill Burton
40373 Pioneer Lane
Concrete, Washington 98237

Revocable Transfer on Death Deed
(Wash. Rev. Code Ann. §§ 64.80.010 and following)

Document Title: Revocable Transfer on Death Deed
Grantor/Owner: Steven L. Burton and Jill Burton
Grantee/Beneficiary: Joshua E. Burton
Alternate Grantee/Beneficiary: N. John Burton
Legal Description (Abbreviated):
Section 11, Township 35 North, Range 7 East, W.M. AKA Lot 2 (For full legal description, see Exhibit A.)
Assessor's Property Tax Parcel No.: P42486

NOTICE TO OWNER

You should carefully read all information on the other side of this form. You may want to consult a lawyer before using this form. This form must be recorded before your death, or it will not be effective.

IDENTIFYING INFORMATION

Owner or owners making this deed:

Printed name: Steven L. Burton
Mailing address: 40373 Pioneer Lane, Concrete, Washington 98237
Printed name: Jill Burton
Mailing address: 40373 Pioneer Lane, Concrete, Washington 98237

Legal description of the property:

See Exhibit A, attached.

Assessor's property tax parcel no.: P42486
Property address: 40373 Pioneer Lane, Concrete, WA 98237

PRIMARY BENEFICIARY

I designate the following beneficiary if the beneficiary survives me.

Printed name: Joshua E. Burton
Mailing address: 16451 5th Tee Lane, Burlington, Washington 98233

ALTERNATE BENEFICIARY — Optional

If my primary beneficiary does not survive me, I designate the following alternate beneficiary if that beneficiary survives me.

Printed name: N. John Burton
Mailing address: 2103 Margaret Place, Mt. Vernon, Washington 98273

TRANSFER ON DEATH

At my death, I transfer my interest in the described property to the beneficiaries as designated above.
Before my death, I have the right to revoke this deed.

SIGNATURE OF OWNER OR OWNERS MAKING THIS DEED

Signature: *Steven L. Burton*
Steven L. Burton

Date: 05/20/2024

Signature: *Jill Burton*
Jill Burton

Date: 05/20/2024

ACKNOWLEDGMENT

State of Washington
County of Skagit

This record was acknowledged before me on May 20, 2024 (date) by Steven L. Burton and Jill Burton.

Signature of notary public: *Sean Bendickson*

Title of office: Notary Public

My commission expires: 3/15/26

[Stamp]

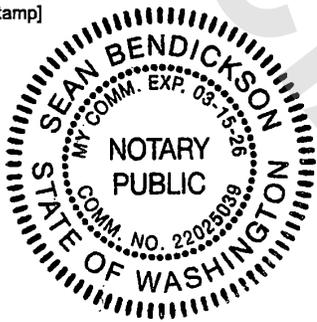


EXHIBIT "A"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on SKAGIT COUNTY SHORT PLAT NO. 118-79:

Recording No: 8005020013

2. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey.

Recording Date: May 2, 1980

Recording No.: 8005020013

Matters shown: Possible encroachment of fences along the Northerly and Westerly boundary of said premises by undisclosed amounts

3. City, county or local improvement district assessments, if any.