

**After Recording Return To:**  
**Skagit Law Group, PLLC**  
**P.O. Box 336**  
**Mount Vernon, WA 98273**

REVIEWED BY  
SKAGIT COUNTY TREASURER  
DEPUTY Kaylee Oudman  
DATE 01/08/2025

## **REVOCABLE TRANSFER ON DEATH DEED**

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GRANTOR: **ALEXA A. KING**, a single woman

GRANTEE/BENEFICIARY: **SAM G. KING**, a single man, as "transfer on death" beneficiary

Abbreviated Legal: Lot 20, Plat of Hillcrest Landing, recorded under AFN 201304150001

Additional Legal on: Page 1

Assessor's Tax Parcel No.: 6012-000-000-0020; P131458

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THE GRANTOR, **ALEXA A. KING**, a single woman **(who shall retain fee simple ownership during her lifetime, with the retained power to revoke this Revocable Transfer on Death Deed prior to her death)**, 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.), conveys and quitclaims to the GRANTEE/BENEFICIARY, **SAM G. KING**, a single man, **to take effect only upon Grantor's death**, all of Grantor's 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 Grantor therein:

Lot 20, PLAT OF HILLCREST LANDING, as recorded on April 15, 2013, under Auditor's File No. 201304150001, records of Skagit County, Washington.

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

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 Grantor has 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).

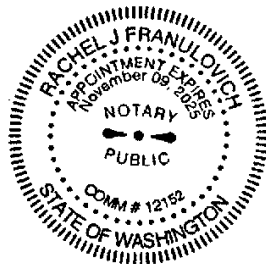
DATED: January 8, 2025.

Alexa A. King  
ALEXA A. KING

STATE OF WASHINGTON }  
COUNTY OF SKAGIT } ss.

I certify that I know or have satisfactory evidence **ALEXA A. KING** is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 8<sup>th</sup> day of January, 2025.



Rachel J. Franulovich  
RACHEL FRANULOVICH  
Printed Name \_\_\_\_\_  
NOTARY PUBLIC in and for the State of Washington  
My Commission Expires 11-09-2025