



202502070033

02/07/2025 10:30 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

When Recorded Return To:

Darrell E. Ammons
7717 Scott Paper Road
Sedro Woolley, WA 98284

**Real Estate Excise Tax
Exempt**
Skagit County Treasurer

By Dea Thompson
Date 2-7-25

DOCUMENT TITLE: Transfer on Death Deed
GRANTOR: Darrell E. Ammons
GRANTEE/BENEFICIARY: David Darrell Ammons, as "transfer on death" beneficiary
ABBREVIATED
LEGAL DESCRIPTION: SW ¼ of the NW ¼ of Section 11, Township 35, Range
6 E (full legal on page 3)
ASSESSOR'S TAX
PARCEL NOS.: 350611-0-001-0009; P41011
REFERENCE NOS. OF
DOCUMENTS RELEASED
OR ASSIGNED: N/A

TRANSFER ON DEATH DEED

THE GRANTOR, **Darrell E. Ammons**, a single man (who shall retain fee simple ownership during his lifetime, with the retained power to revoke this Transfer on Death Deed prior to death), for and in consideration of love and affection and to establish a Transfer on Death beneficiary pursuant to the Washington Uniform Real Property Transfer on Death Act (RCW 64.80 et. seq.), conveys and quit claims to beneficiary, **David Darrell Ammons**, a married man as his separate estate, **and only to take effect only upon Grantor's death**, any and all 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.

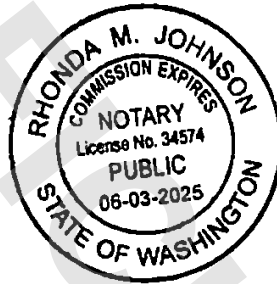
DATED this 6 day of February, 2025.

Darrell E. Ammons
Darrell E. Ammons

STATE OF WASHINGTON)
) ss
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that **Darrell E. Ammons** signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 6 day of February, 2025.



Rhonda M. Johnson
Notary Public in and for the State of Washington
Residing at Andover, WA
My commission expires: 6/03/2025

LEGAL DESCRIPTION

That part of the Southwest 1/4 of the Northwest 1/4 of Section 11, Township 35 North, Range 6 East, W.M., described as follows:

Commencing at a point where the North line of Lyman Timber Co. right of way through said property intersects the East line of the Southwest 1/4 of the Northwest 1/4 of said Section 11;
thence in a Northwesterly direction along the said North line of the said right of way a distance of 250 feet;
thence North 200 feet;
thence East to the East line of the above described subdivision;
thence South to the point of beginning.

TOGETHER WITH:

Commencing at the West quarter corner of Section 11, Township 35 North, Range 6 East, W.M.;
thence South $89^{\circ}13'00''$ East (as per Record of Survey recorded under Auditor's File No. 201904050084) along the East-West centerline of Section 11, 1,322.96 feet to the Southeast corner of the Southwest 1/4 of the Northwest 1/4 of Section 11;
thence North $01^{\circ}29'25''$ East along the East line of said Southwest 1/4 of the Northwest 1/4, 39.02 feet to the intersection of said East line with the North line of the Lyman Timber Co. 100 foot right of way, said point being the true point of beginning;
thence continuing North $01^{\circ}29'25''$ East along said East line 170.39 feet;
thence South $73^{\circ}10'06''$ East 173.46 feet;
thence South $01^{\circ}29'25''$ West, 270.29 feet to the North line of said Lyman Timber Co. right of way;
thence North $49^{\circ}46'53''$ West, 20.97 feet along said North line to the beginning of a tangent curve concave Northeasterly and having a radius of 1,728.61 feet;
thence Northwesterly along said North line an arc length of 106.40 feet;
thence tangent to said curve North $46^{\circ}15'22''$ West 94.59 feet along said North line to the point of beginning,

EXCEPT that part of the Southwest 1/4 of the Northwest 1/4 of Section 11, Township 35 North, Range 6 East, W.M., described as follows:

Commencing at a point where the North line of the Lyman Timber Company right of way through said property intersects the East line of the Southwest 1/4 of the Northwest 1/4 of said Section 11;
thence in a Northwesterly direction along the said North line of the said right of way a distance of 250 feet to the true point of beginning;
thence North 200 feet;
thence East to the East line of the above described subdivision;
thence South 200 feet along said East line;
thence West to the to the point of beginning.

Situate in the County of Skagit, State of Washington.