



202502110068

02/11/2025 03:14 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

File for record and return to:
Lowell Law Office
PO Box 1346
Burlington, WA 98233

<p>Real Estate Excise Tax Exempt Skagit County Treasurer By <u><i>Penelope Thompson</i></u> Date <u>2.11.25</u></p>

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR(s): DAVID B. VON ALLMEN, a married man as his separate property

GRANTEE(s): KIM VON ALLMEN and KARIE JANE VON ALLMEN, tenants in common

ADDRESS: 10769 Samish Island Rd, Bow WA 98232

PARCEL NUMBER: P47360

ABBREVIATED LEGAL: (0.6800 ac) THE EAST 198.5 FEET OF GOVERNMENT LOT 3, SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, W.M., EXCEPT THE FOLLOWING DESCRIBED TRACTS: 1) THE NORTH 652 FEET THEREOF; 2) THE EAST 98.5 FEET THEREOF; 3) COUNTY ROAD KNOWN AS THE SAMISH ISLAND ROAD OVER AND ACROSS THE SOUTHERLY PORTION THEREOF.

SUBJECT TO: Easements, restrictions and reservations of record

GRANTOR. The Grantor is DAVID B. VON ALLMEN whose mailing address is P.O. BOX 314, Bow WA 98232

LEGAL DESCRIPTION. The real property that is the subject of this Revocable Transfer on Death Deed is situated in County of Skagit, State of Washington, and it is legally described as follows:

Parcel 47360 (XrefID 360235-0-008-0007)

(0.6800 ac) THE EAST 198.5 FEET OF GOVERNMENT LOT 3, SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, W.M., EXCEPT THE FOLLOWING DESCRIBED TRACTS: 1) THE NORTH 652 FEET THEREOF; 2) THE EAST 98.5 FEET THEREOF; 3) COUNTY ROAD KNOWN AS THE SAMISH ISLAND ROAD OVER AND ACROSS THE SOTUHERLY PORTION THEREOF.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PRIMARY BENEFICIARY. The Grantor, DAVID B. VON ALLMEN, designates his wife, KIM VON ALLMEN, and his daughter KARIE JANE VON ALLMEN, tenants in common, as the primary beneficiaries.

TRANSFER ON DEATH. The Grantor(s) transfers all of the Grantor's interest in the described property, including without limitation any after acquired title of the Grantor, to the beneficiaries set forth above. Before the Grantor's death, the Grantor retains 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) and is therefore not subject to real estate excise tax. The transfer will occur under this Revocable Transfer on Death Deed at any time of the Grantor's death is exempt from the Washington Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

DATED this 30 day of January, 2025.

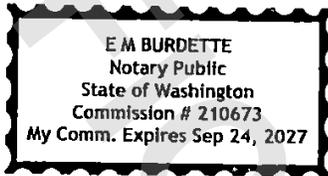


DAVID B. VON ALLMEN

STATE OF WASHINGTON)
) ss
COUNTY OF SKAGIT)

On this day personally appeared before me, DAVID B. VON ALLMEN, who executed the within and foregoing instrument and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal on this 30 day of January, 2025.



EMBURDETTE
NOTARY PUBLIC in and for the
State of Washington, residing at Burlington WA
Commission expires: 9.24.2027