



202503250073

03/25/2025 03:50 PM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

After recording return to:
Stephen C. Schutt
P.O. Box 1032
Anacortes, WA 98221

**Real Estate Excise Tax
Exempt**
Skagit County Treasurer
By Cain Cress
Date 3/25/2025

REVOCABLE TRANSFER ON DEATH DEED

THE GRANTOR(S): VIRGINIA L. BROWN, a single woman

THE GRANTEE(S): MELANIE K. FARRIS, a married woman, as her separate property

ADDRESS: 3414 WEST 3RD STREET, ANACORTES, WASHINGTON

PARCEL NUMBER: P58545

TAX ID #: 3809-905-008-0009

ABBREVIATED LEGAL: LOTS 7 & 8, BLK 905, NORTHERN PACIFIC ADD TO
ANACORTES

SUBJECT TO:

REFERENCE:

GRANTOR(S). The Grantor is VIRGINIA L. BROWN, a single woman, whose mailing address is 652 Heritage Way, Belvidere, IL 61008

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

LOTS 7 AND 8, BLOCK 905, NORTHERN PACIFIC ADDITION TO
ANACORTES, RECORDED IN VOLUME 2 OF PLATS, PAGES 9 TO 11,
RECORDS OF SKAGIT COUNTY, WASHINGTON.

PRIMARY BENEFICIARY. The Grantor designates the following primary beneficiaries if the primary beneficiaries survive the Grantor:

MELANIE K. FARRIS, a married woman, as her separate property

ALTERNATE BENEFICIARY. If any of the primary beneficiaries do not survive the Grantor, the Grantor designates the surviving beneficiaries as Alternate Beneficiaries.

NONE

TRANSFER ON DEATH. The Grantor 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 Grantor's death, the Grantor retains the right to revoke this deed.

REAL ESTATE 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 the 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).

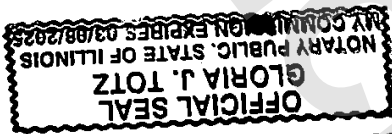
Dated this 18th day of February, 2025.


VIRGINIA L. BROWN

STATE OF ILLINOIS)
)ss
COUNTY OF BOONE)

On this day personally appeared before me **Virginia L. Brown**, to me known to be the party described in and who is authorized to execute 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 this 18th day of February, 2025.



Gloria J. Totz
Print Name: GLORIA J. TOTZ
Notary Public in and for the State of Illinois
Residing at BOONE COUNTY
My appointment expires: 03/08/2025