



202508200026

08/20/2025 11:51 AM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor

**Real Estate Excise Tax  
Exempt  
Skagit County Treasurer**  
By Bena Thompson  
Date 8.20.25

File for record and return to:

Lowell Law Office  
PO Box 1346  
Burlington, WA 98233

**REVOCABLE TRANSFER ON DEATH DEED**

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GRANTOR(s): FRANK C. SPANE, as his separate property

GRANTEE(s): FRANK C. SPANE (JR.), KIRA L. SPANE, and JAMES A. SPANE  
(in equal shares, as tenants in common, per stirpes).

ADDRESS: 2300 Earl Court, Mount Vernon WA 98273

PARCEL NUMBER: P118986

ABBREVIATED LEGAL: NW Quarter, Section 21, Township 34, Range 04

SUBJECT TO: Easements, restrictions and reservations of record

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**GRANTOR.** The Grantor is FRANK C. SPANE whose mailing address is 2300 Earl Court, Mount Vernon WA 98273.

**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 118986 (XrefID 4791-000-028-0000)

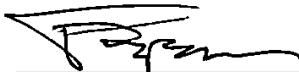
LOT28, JASMINE PLACE, ASPER PLAT RECORDED FEBRUARY 28, 2002 UNDER AUDITOR'S FILE NO. 200202280026, RECORDS OF SKAGIT COUNTY, WASHINGTON.

**PRIMARY BENEFICIARY.** The Grantor, FRANK C. SPANE, designates his children: FRANK C. SPANE (JR.), KIRA L. SPANE, and JAMES A. SPANE (in equal shares, as tenants in common, per stirpes) 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 19 day of August, 2025.



FRANK C. SPANE

