



202511180016

11/18/2025 09:18 AM Pages: 1 of 3 Fees: \$305.50
Skagit County Auditor

File for record and return to:

Stiles & Lehr Inc., P.S.
P. O. Box 228
Sedro-Woolley, WA 98284

<p>Real Estate Excise Tax Exempt Skagit County Treasurer By <u><i>Debra Thompson</i></u> Date <u>11.18.25</u></p>

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR: Michael F. Hoefler and Nancy L. Hoefler, husband and wife

GRANTEE: 1) Survivor of Grantors
2) Bryce F. Hoefler

ADDRESS: 7896 Delvan Hill Rd. Sedro Woolley, WA 98284

PARCEL NUMBER: P36157 / 350410-4-009-0014

ABBREVIATED LEGAL: LOT 1 S/P 94-31 REC AF#9408180079 BEING PTN S1/2

SUBJECT TO: Easements, restrictions and reservations of record

GRANTOR. The Grantors are Michael F. Hoefler and Nancy L. Hoefler, whose mailing address is 7869 Delvan Hill Road, Sedro-Woolley, WA 98284.

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 it is legally described as follows:

Lot 1 of Skagit County Short Plat No. 94-031, approved August 18, 1994, and recorded August 18, 1994, under Auditor's File No. 9408180079 in Volume 11 of Short Plats, Page 102, Records of Skagit County, Washington, being a portion of the Southwest 1/4 of the Southeast 1/4 of Section 10, Township 35 North, Range 4 East, W.M., Records of Skagit County, Washington.

PRIMARY BENEFICIARY. The Grantors, Michael F. Hoefler and Nancy L. Hoefler, husband and wife, designate the survivor of Michael F. Hoefler and Nancy L. Hoefler (the Surviving Grantor) as the primary beneficiary.

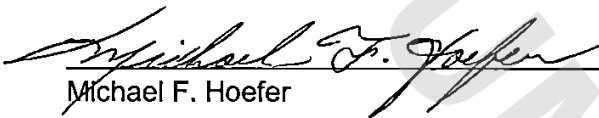
ALTERNATE BENEFICIARY. Upon the death of the Surviving Grantor, the Grantors designate the following alternate beneficiaries, in equal shares:

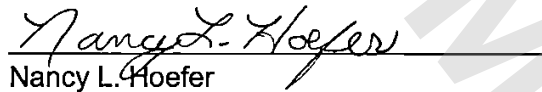
Bryce F. Hoefler

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 the Grantor's death, the Grantor retains the right to revoke this deed.

REAL ESTATE EXCISE TAX EXEMPTION. Recording 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 under RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

DATED this 5 day of November 2025

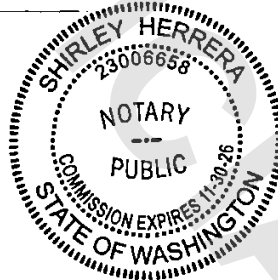

Michael F. Hoefler


Nancy L. Hoefler

STATE OF WASHINGTON) ss:
COUNTY OF SKAGIT)

On this day personally appeared before me Michael F. Hoefler and Nancy L. Hoefler, who executed the within and foregoing instrument and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes mentioned.

GIVEN UNDER my hand and official seal on this 5th day of November, 2025



[Signature]
NOTARY PUBLIC in and for the
State of Washington, residing at
Mt. Vernon WA
Commission Expires: 11/30/26