



00007043202100002930020027

After recording, please return to:

Alex Maguire
PO Box 734
Carson, WA
98610

REVOCABLE TRANSFER ON DEATH DEED

Under Chapter 64.80 RCW

Washington Uniform Real Property Transfer on Death Act

NOTICE TO TRANSFEROR:

- You may want to consult a lawyer before using this form.
- You should carefully read all information the end of this form.
- **This form must be recorded before your death, or it will not be effective.**

IDENTIFYING INFORMATION:

Transferor, being of competent mind and having the legal capacity to make this deed:

Janette Lynn Udesfall

Legal description of the property, situated in Skamania County, Washington:

Lot 4 Rosenbach Corner

Assessor's property tax parcel or account number: 03082120290300

Property address: 62 Rosenbach Lane

Legal Description:

Lot 4 Rosenbach Corner, according to recorded plat thereof, Recorded in BKB of plat, pg 40, in county of Skamania, State of Washington

PRIMARY BENEFICIARY:

I designate the following grantee beneficiary if the beneficiary survives me.

Alex James Maguire
Nikka Lynn Maguire

Skamania County

Real Estate Excise Tax

CONTINGENT BENEFICIARY: (Optional)N/A
JAN 25 2021

Skamania County Assessor

Date: 1/25/21 Parcel#: 03082120290300

gm

PAID

N/A
Skamania County Treasurer

Audrey Ann Deputy

TRANSFER ON DEATH:

- At my death, I transfer my interest in the described property to the grantee beneficiaries as designated above.
- Before my death, I have the right to revoke this deed.
- This deed revokes all prior beneficiary designations by this owner for this interest in real estate.

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 that will occur under this revocable transfer on death deed at the time of the owner'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).

SIGNATURE OF TRANSFEROR MAKING THIS DEED:

Janette Lynn Westfall
Transferor

1-25-2021

Date

Transferor

Date

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

ACKNOWLEDGMENT:

STATE OF Washington
COUNTY OF Skamania ss:

I certify that I know or have satisfactory evidence that Janette Lynn Westfall

Is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 1/25/2021

Leslie L Moore
Signature

Notary Public in and for the State
of Washington, residing at:

Casco
My appointment expires: 2-24-2024

This instrument was prepared by:

