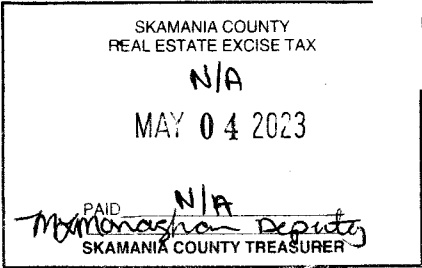


After Recording Return To:

Shawn R. MacPherson
430 NE Everett Street
Camas, WA 98607



Skamania County, WA
Total: \$203.50
TOD
Pgs=1
Request of: SHAWN R MACPHERSON

2023-000617

05/04/2023 03:03 PM



REVOCABLE TRANSFER ON DEATH DEED

Grantor: John Kirby, an unmarried man as his sole and separate property
Grantees: Kestrel Grace Kirby Warner, an unmarried woman as her sole and separate property
Legal description (abbrev): SE ¼ SE ¼ SE ¼ Sec. 19, T2N, R5E, W.M.
Assessor's Tax Parcel ID # 02051900180200

GRANTOR. The Grantor is John Kirby, an unmarried man as his sole and separate property.

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

County of Skamania, State of Washington

A parcel of property being the East half of the Southwest quarter of the Southeast quarter of Section 19, Township 2 North, Range 5 East of the Willamette Meridian in Skamania County, Washington.

EXCEPT the South 235.00 feet of the Est 210.00 feet thereof.

ALSO except that portion lying within the right-of-way of Skye Road.

SUBJECT to the right-of-way easement for pole lines in favor of Pacific Power and Light Company as recorded in Book 28 at Page 75 records of Skamania County.

BENEFICIARY. Grantor designate the following beneficiary if the beneficiary survives the Grantor: Kestrel Grace Kirby Warner, an unmarried woman as her sole and separate property.

TRANSFER ON DEATH. The Grantor transfers all of the Grantor's interest in the above-described real property including, without any limitation, any after-acquired title of the Grantor to the beneficiaries as designated above, upon Grantor's death. Before the Grantor's death, the Grantor has the right to revoke this deed.

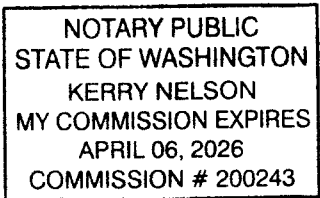
REAL ESTATE EXCISE TAX EXEMPTION. The recording of this Revocable Transfer on Death Deed is not a "sale" as defined in RCW 82.45.010(1) and is therefore not subject to Real Estate Excise Tax. The transfer that will occur under this Revocable Transfer on Death Deed at the time of the Grantor's death is exempt from the Washington State Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

DATED this 24 day of April, 2023.

JOHN KIRBY

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAMANIA)

On this 24 day of April, 2023, before me personally appeared JOHN KIRBY, an unmarried man, to me known to be the persons described in and who executed the foregoing instrument known as REVOCABLE TRANSFER ON DEATH DEED consisting of one (1) page and acknowledged that they executed the same as their free and voluntary act and deed.



Notary Public in and for the State of Washington, residing at
My appointment expires