

When Recorded Return To:

Name: Edward E Hildenbrand
Address: 182 Yule Rd.
Washougal, WA. 98671

Skamania County
Real Estate Excise Tax
N/A
SEP 05 2024

PAID N/A
Skamania County Treasurer
McDonagh Deputy

Space above this line for recorder's use only

WASHINGTON TRANSFER ON DEATH DEED

(Last name first, then first name and initial(s))

Grantor Full Name: Hildenbrand Edward E Marital Status: Single (widowed)
Address: 182 Yule Rd. Washougal, WA. 98671

Grantor Full Name: _____ Marital Status: _____
Address: _____

Abbreviated Legal Description: Sec. 19 T-2 N., R5

Assessor's Property Tax Parcel or Account #: 2-5-19-003

GRANTOR, Hildenbrand, Edward E., for and in consideration of transfer on death pursuant to the Washington Uniform Real Property Transfer on Death Act, conveys and quitclaims to the following-designated beneficiary, as GRANTEE, effective only upon the death of Grantor, all right, title and interest in and to the following-described real estate, situated in the County of Skamania, State of Washington, including any interest therein which Grantor may hereafter acquire:

Attached Ex A -

[WRITE LEGAL DESCRIPTION HERE OR ATTACH EXHIBIT A]

Tax Parcel No. 0205-1900020300 LM

eSign

PRIMARY BENEFICIARY. Grantor designates the following primary beneficiary if the primary beneficiary survives Grantor.

Full Name: Brachelle Rose Marital Status: Single/Divorced
Address: 1114 SE 5th St. Battle Ground, WA. 98604-4862

Full Name: _____ Marital Status: _____
Address: _____

ALTERNATE BENEFICIARY (OPTIONAL). If the primary beneficiary does not survive Grantor, Grantor designates the following the alternate beneficiary if that beneficiary survives Grantor.

Full Name: Baylee Moss Marital Status: Single
Address: 1114 SE 5th St. Battle Ground WA. 98604

Full Name: Kyle Moss Marital Status: Single
Address: 1114 SE 5th St. Battle Ground WA 98604

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

SPECIAL TERMS (OPTIONAL).

REAL ESTATE EXCISE TAX EXEMPTION. The recording of this 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 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(6)(d).

DATED this 4 day of September, 2024.

SIGNATURES.

Grantor Signature: [Signature] Date: Sept. 4, 2024
Printed Name: Edward E Hildenbrand

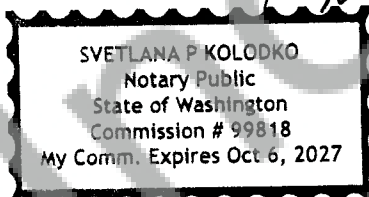
Grantor Signature: _____ Date: _____
Printed Name: _____

ACKNOWLEDGMENT.

STATE OF Washington
COUNTY OF Clark

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Edward Ellis Hildenbrand whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 09/04/2024 (mm/dd/yyyy)



[Signature]
Notary Public

My Commission Expires: Oct 6, 2027

Exhibit A

A tract of land in the Section 19, Township 2 North, Range 5 East of the Willamette Meridian in the County of Skamania and State of Washington, described as follows:

Beginning at the Northwest corner of the North half of the Northeast quarter of the said Section 19; thence South 440 feet; thence East 490 feet to the True Point of Beginning; thence continuing East 495 feet; thence North 220 feet; thence West 495 feet; thence South 220 feet to the True Point of Beginning. Also known as Lot 4 of Corinne V. Yule Short Plat, recorded June 26, 1979 in Book 2 of Short Plats Page 111, records of Skamania County, Washington.

Skamania County Assessor

Date 9/5/24 Parcel # 2-5-19-203

DW