



After recording, please return to:

Lee Ann Young  
105 Park Glen  
Nashville, Tennessee 37204

Skamania County  
Real Estate Excise Tax

N/A  
FEB 26 2025

PAID

N/A  
Skamania County Treasurer  
M. M. O'Connell Deputy

## 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 (grantor), being of competent mind and having the legal capacity to make this deed:

William Russell Pritchett of  
501 Mt. Pleasant Rd  
Washougal, Washington 98671

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

Abbreviated Legal: Ptn. Sec 9, T1N, R5E W.M., in the City of Washougal, of Skamania County, in the State of Washington.

For Full Legal See Attached Exhibit "A"

Assessor's property tax parcel or account number: 01-05-09-0-0-0619-00

Property address: 501 Mt. Pleasant Rd., Washougal, Washington 98671

Source of title:

### PRIMARY GRANTEE BENEFICIARY:

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

Lee Ann Young of  
105 Park Glen,  
Nashville, Tennessee 37204

### CONTINGENT GRANTEE BENEFICIARY: (Optional)

If my primary grantee beneficiary does not survive me, I designate the following contingent beneficiary if that beneficiary survives me.

Catarina Blitz of 86 McCall Street, Nashville, Tennessee, 37211

**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:**

William Russell Pritchett \_\_\_\_\_  
 Transferor William Russell Pritchett Transferor  
26 FEBRUARY 2025 \_\_\_\_\_  
 Date Date

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

**ACKNOWLEDGMENT:**

STATE OF Washington )  
 COUNTY OF Skamania CLARK ) ss:

I certify that I know or have satisfactory evidence that William Russell Pritchett \_\_\_\_\_

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: 26 Feb. 2025

NOTARY PUBLIC  
 STATE OF WASHINGTON  
 RAYNETTE KAM  
 MY COMMISSION EXPIRES  
 AUGUST 01, 2025  
 COMMISSION # 21022231

Raynette Kam \_\_\_\_\_  
 Signature  
 Notary Public in and for the State of Washington,  
 residing at: 450 NE 3RD AVE Camas  
 My appointment expires: Aug 1, 2025

This instrument was prepared by:

William Russell Pritchett  
 501 Mt. Pleasant Rd  
 Washougal, Washington 98671

Exhibit A

A tract of land in the Northwest Quarter of Section 9, Township 1 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northwest corner of said Section 9; thence South  $1^{\circ} 40' 35''$  West along the West line of said Section 9 a distance of 660 feet; thence South  $88^{\circ} 57' 35''$  East parallel to the North line of said Section 9 to a point which is 242 feet, as measured at a right angle from the West line of said Section 9, said point being the True Point of Beginning; thence South  $1^{\circ} 40' 35''$  West parallel to the West line of said Section 9 a distance of 1,754.05 feet to the North line of Mt. Pleasant Rd.; thence Northeasterly along the North line of said road to a point which is 562 feet as measured at a right angle, from the West line of said Section 9; thence North  $1^{\circ} 40' 35''$  East a distance of 1,566.43 feet, said point being 660 feet South of the North line of said Section 9; thence North  $88^{\circ} 57' 35''$  West a distance of 320.05 feet to the True Point of Beginning.

Skamania County Assessor *DM*

Date 2/26/25 Parcel # 0105 0900061900