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08/24/2026 12:09 PM 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

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Dena Thompson
Date 8.24.26

REVOCABLE TRANSFER ON DEATH DEED

GRANTOR:	Martha J. Bruns
GRANTEES:	Jeffrey Bruns and Heather Adams, husband and wife
ADDRESS:	710 Cascade Palms Court, Sedro-Woolley, WA 98284
PARCEL NUMBER:	P119781 / Tax ID No. 4903-000-710-0000
ABBREVIATED LEGAL:	Unit 710, Cascade Palms Condo - East /2 of Phase 3
SUBJECT TO:	Easements, restrictions and reservations of record

GRANTOR. The Grantor is Martha J. Bruns, whose mailing address is 710 Cascade Palms Court, 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:

Unit 710, "CASCADE PALMS CONDOMINIUM - EAST 1/2 OF PHASE 3," as per Survey Map and Set of Plans recorded August 28, 2006, under Auditor's File No. 200608280229 and as described in that certain Condominium Declaration recorded November 3, 2003 under Auditor's File No. 200311030251; First Amendment to said Declaration recorded August 8, 2005 under Auditor's File No. 200508080174; Second Amendment to said Declaration recorded August 28, 2006, under Auditor's File No. 200608280228; Third Amendment to said Declaration recorded June 22. 2007, under Auditor's File No. 200706220126; Fourth Amendment to said Declaration recorded May 5, 2008, under Auditor's File No. 200805050116; Fifth Amendment to said Declaration recorded November 12, 2008, under Auditor's File No. 200811120052; Sixth Amendment to said Declaration recorded August 10, 2010, under Auditor's File No. 201008100046, records of Skagit County, Washington.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

PRIMARY BENEFICIARY. The Grantor, Martha J. Bruns, designates Jeffrey Bruns and Heather Adams, husband and wife, as the primary beneficiaries in equal shares.

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. 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 Real Estate Excise Tax by reason of RCW 82.45.010(3)(b) and WAC 458-61A-202(7).

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DATED This 20th day of AUG, 2026.

Martha J. Bruns

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss:

On this day personally appeared before me Martha J. Bruns, who executed the within and foregoing instrument and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal on this 20 day of AUG., 2026.

SHIRLEY HERRERA
23006858
NOTARY
PUBLIC
COMMISSION EXPIRES 11-30-26
STATE OF WASHINGTON

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

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