Department of Revenue
Washington State

PLEASE TYPE OR PRINT

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

This form is your receipt when stamped by cashier.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

(See back of last page for instructions)

☐ Check box if partial sale of property

If multiple owners, list percentage of ownership next to name.

1 SELLER GRANTOR

Name: Estate of Rita K. Knoche, deceased

Mailing Address: P.O. Box 1674

City/State/Zip: Lewiston ID 83501

Phone No. (including area code):

2 BUYER GRANTEE

Name: Warren Dale Knoche
Veronica Lee Knoche

Mailing Address: 39046 Snake River Rd.

City/State/Zip: Asotin WA 99402

Phone No. (including area code):

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name: Warren Dale Knoche Veronica Lee Knoche

Mailing Address: 39046 Snake River Rd.

City/State/Zip: Asotin WA 99402

Phone No. (including area code):

List all real and personal property tax parcel account numbers – check box if personal property		List assessed value(s)
10490005000200000	☐	196,400.00
	☐	
	☐	
	☐	

4 Street address of property: 39610 Snake River Rd. - Asotin, WA 99402

This property is located in ☒ unincorporated Asotin County **OR** within ☐ city of Unicorp

☐ Check box if any of the listed parcels are being segregated from a larger parcel.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)

See attached legal description.

5 Select Land Use Code(s):

11 Household, single family units

enter any additional codes:

(See back of last page for instructions)

	YES	NO
Is this property exempt from property tax per chapter 84.36 RCW (nonprofit organization)?	☐	☒

6

	YES	NO
Is this property designated as forest land per chapter 84.33 RCW?	☐	☒
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34?	☐	☒
Is this property receiving special valuation as historical property per chapter 84.26 RCW?	☐	☒

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)

NEW OWNER(S): To continue the current designation as forest land or classification as current use (open space, farm and agriculture, or timber) land, **you must sign on (3) below**. The county assessor must then determine if the land transferred continues to qualify and will indicate by signing below. If the land no longer qualifies or you do not wish to continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale. (RCW 84.33.140 or RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.

This land ☐ does ☒ does not qualify for continuance.

DEPUTY ASSESSOR DATE

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, **sign (3) below**. If the new owner(s) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale.

(3) OWNER(S) SIGNATURE

PRINT NAME

7 List all personal property (tangible and intangible) included in selling price.

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection)

Reason for exemption

Type of Document: Personal Representative's Deed (PRD)

Date of Document: 12/02/14

Gross Selling Price	$ 90,000.00	
*Personal Property (deduct)	$ 0.00	
Exemption Claimed (deduct)	$ 0.00	
Taxable Selling Price	$ 90,000.00	
Excise Tax : State	$ 1,152.00	
Local	$ 225.00	
*Delinquent Interest: State	$ 0.00	
Local	$ 0.00	
*Delinquent Penalty	$ 0.00	
Subtotal	$ 1,377.00	
*State Technology Fee	$ 5.00	5.00
*Affidavit Processing Fee	$ 0.00	
Total Due	$ 1,382.00	

0200

A MINIMUM OF $10.00 IS DUE IN FEE(S) AND/OR TAX
*SEE INSTRUCTIONS

8 **I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.**

Signature of **Grantor or Grantor's Agent**: Nikki Skaggs

Name (print): Estate of Rita K. Knoche, deceased

Date & city of signing: 12/2/2014 - Clarkston, WA

Signature of **Grantee or Grantee's Agent**: Warren Dale Knoche

Name (print): Warren Dale Knoche

Date & city of signing: 12/2/14

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars ($5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

REV 84 0001a (02/13/07)

THIS SPACE - TREASURER'S USE ONLY

AFC 9887

PAID
DEC 03 2014
ASOTIN COUNTY TREASURER

COUNTY TREASURER

48001
48001

EXHIBIT "A"

250991

Parcel I

That part of the Southwest Quarter of Section 24 of Township 7 North, Range 46 East of the Willamette Meridian, Asotin County, Washington, more particularly described as follows:

Commencing at the Northwest corner of said Southwest Quarter; thence North 89°05'18"East along the North line of said Southwest Quarter a distance of 887.25 feet to the true place of beginning; thence continue North 89°05'18" East along said North line a distance of 111.29 feet; thence South 18°38'West, 1330.29 feet; thence South 15°49' West, 79.10 feet; thence South 72°02' West, 39.24 feet; thence South 19°22' West, 331.64 feet to a point on the North right-of-way line of the County Road, said point being a point on curve; thence deflect right along said right-of-way line around a curve to the right with a radius of 1120.00 feet for a distance of 100.00 feet; thence North 17°38'51" East, 1061.75 feet; thence North 22°29'12" East, 671.41 feet to the place of beginning.

Parcel II

TOGETHER WITH but subject to the rights of others an easement for ingress and egress over and across that part more particularly described as follows:

Commencing at the Northeast comer of the above described tract; thence South 18°38' West, 1003.49 feet to the true place of beginning; thence South 57°44' West, 48.52 feet; thence South 28°08' West, 131.53 feet; thence South 88°20'West, 95.02 feet; thence South 17°38'51" West, 57.06 feet; thence South 3°22' East, 42.19 feet; thence South 40°42' East, 112.66 feet; thence South 17°09' West, 343.52 feet; thence South 26°14' East, 77.98 feet to a point on the North right-of-way line of County road; thence deflect left along said right- of-way line around a curve to the left with a radius of 1120.00 feet for a distance of 87.46 feet; thence North 64°07' West, 69.17 feet; thence North 26°14' West, 60.40 feet; thence North 17°09' East, 348.17 feet; thence North 40°42' West, 119.10 feet; thence North 3°22' West, 26.49 feet; thence North 17°38'51" East,30.22 feet; thence North 88°20' East, 91.13 feet; thence North 28°08' East, 140.99 feet; thence North 57°44' East, 3.70 feet; thence North 18°38' East, 47.55 feet to the place of beginning.

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