

REAL ESTATE EXCISE TAX AFFIDAVIT

This form is your receipt when stamped by cashier.

PLEASE TYPE OR PRINT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

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 <u>David Montoya, Personal Representative of the Estate of Betty J. Sinclair</u>	2 BUYER GRANTEE	Name <u>David Montoya, a married man dealing with his sole and separate property</u>
	Mailing Address <u>308 9th Street</u>		Mailing Address <u>308 9th Street</u>
	City/State/Zip <u>Benton City, WA 99320</u>		City/State/Zip <u>Benton City, WA 99320</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers – check box if personal property	
Name _____		1-003-07-010-0003-0000 <input type="checkbox"/>	
Mailing Address _____		_____ <input type="checkbox"/>	
City/State/Zip _____		_____ <input type="checkbox"/>	
Phone No. (including area code) _____		_____ <input type="checkbox"/>	
		List assessed value(s) <u>69,300</u>	

4 Street address of property: 1302 7th Street

This property is located in Clarkston

Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged.

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

The North 53 feet of the East 130 feet of Lot 10 of Block 7 South of Clarkston according to the recorded plat thereof, records of Asotin County, Washington.

5 Select Land Use Code(s):
11 - Household, single family units

enter any additional codes: _____
(See back of last page for instructions)

	YES	NO
Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

6	YES	NO
Is this property designated as forest land per chapter 84.33 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Is this property receiving special valuation as historical property per chapter 84.26 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

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) 458-61A-202

Reason for exemption Transfer of real property from the Estate of Betty J. Sinclair, Asotin County Cause No. 13-4-00080-0 to heir or devisee.

Type of Document Personal Representative's Deed

Date of Document _____

Gross Selling Price \$	0.00
*Personal Property (deduct) \$	_____
Exemption Claimed (deduct) \$	_____
Taxable Selling Price \$	0.00
Excise Tax : State \$	0.00
<u>0.0025</u> Local \$	0.00
*Delinquent Interest: State \$	_____
Local \$	_____
*Delinquent Penalty \$	_____
Subtotal \$	0.00
*State Technology Fee \$	5.00
*Affidavit Processing Fee \$	_____
Total Due \$	10.00

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 <u>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
Name (print) <u>David Montoya, Personal Representative</u>	Name (print) <u>David Montoya</u>
Date & city of signing: <u>12-12-14 Lewiston ID</u>	Date & city of signing: <u>12-12-14 Lewiston ID</u>

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)).

CERTIFIED

FILED

2013 SEP 26 P 3:50

MARIE J. EGGART
COUNTY CLERK
ASOTIN COUNTY, WA

SUPERIOR COURT OF WASHINGTON FOR ASOTIN COUNTY

In re the Estate of:)	
)	No. 13 - 4 - 00080 - 9
BETTY JUNE SINCLAIR,)	
)	LETTERS TESTAMENTARY
)	
Deceased.)	

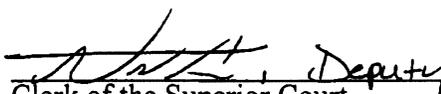
WHEREAS, an attested copy of the Last Will and Testament of Betty June Sinclair, deceased, was on the 26th day of September, 2013, duly exhibited, proven, and recorded in our said Superior Court; and

WHEREAS, David Montoya is the person nominated as personal representative in said Will; and

WHEREAS, David Montoya has petitioned this court to be appointed personal representative thereof,

NOW, THEREFORE, know all men by these presents, that we do hereby authorize the said David Montoya to execute the terms of the Will according to law.

THOMAS L. LEDGERWOOD
WITNESS, **COURT COMMISSIONER** - Judge of
our Superior Court, and the seal of said Court hereto
affixed this 26th day of September, 2013.


Clerk of the Superior Court

LETTERS TESTAMENTARY

48034

STATE OF WASHINGTON)

County of Asotin)

: ss.

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MARIE EGGART

I, MARIE EGGART, County Clerk of the County of Asotin, State of Washington, and ex-officio Clerk of the Superior Court of the State of Washington for Asotin County, do hereby certify that the within and foregoing is a full, true, and correct copy of the Letters Testamentary and of the whole thereof, as the same are now on file and of record in the above entitled cause in my office and custody. Said Letters have never been revoked and are still in Full Force and Effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said Superior Court this 27th day of September, 2013.

MARIE EGGART

County Clerk & Ex-officio Clerk of
the Superior Court

By *[Signature]*
Deputy

LETTERS TESTAMENTARY

2

LAW OFFICES OF
CLARK AND FEENEY, LLP
LEWISTON, IDAHO 83501

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