Department of Revenue
Washington State

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

PLEASE TYPE OR PRINT

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 David Montoya, Personal Representative of the Estate of Betty J. Sinclair

Mailing Address 308 9th Street

City/State/Zip Benton City, WA 99320

Phone No. (including area code)

2 BUYER GRANTEE

Name David Montoya and Dennis Montoya, married men dealing with separate property, as tenants-in-common

Mailing Address 308 9th Street

City/State/Zip Benton City, WA 99320

Phone No. (including area code)

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

Name

Mailing Address

City/State/Zip

Phone No. (including area code)

List all real and personal property tax parcel account numbers – check box if personal property		List assessed value(s)
1-004-21-021-0002-0000	☐	64 800
1-004-21-021-0001-0000	☐	291,300
	☐	
	☐	

4 Street address of property: 1450 Poplar and 1442 Poplar

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 West 105 feet of the South 1/2 of Lot 21, Block FF, and the East 60 feet of the South 1/2 of Lot 21, Block FF, in the City of Clarkston, County of Asotin.

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)?	☐	☑

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	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 RCW?	☐	☑
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) 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 heirs or devisees.

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
0.0025 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**

Name (print) David Montoya, Personal Representative

Date & city of signing: 12-12-14 Lewiston ID

Signature of **Grantee or Grantee's Agent**

Name (print) David Montoya

Date & city of signing: 12-12-14 Lewiston ID

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 (6/26/14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

Clark & Feeny 67026

PAID

DEC 16 2014

ASOTIN COUNTY TREASURER

18035

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. 13-4-00060-9
BETTY JUNE SINCLAIR,	)	
	)	LETTERS TESTAMENTARY
	)	
Deceased.	)	

WHEREAS, an attested copy of the Last Will and Testament of Betty June Sinclair, eceased, 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.

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

Deputy
Clerk of the Superior Court

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

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STATE OF WASHINGTON)
: ss.
County of Asotin)

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 20th day of September, 2013.

MARIE EGGART
County Clerk & Ex-officio Clerk of
the Superior Court

By _____
Deputy

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

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