



MOBILE HOME REAL ESTATE EXCISE TAX AFFIDAVIT

Submit to County Treasurer of the county in which property is located.

Chapter 82.45 RCW Chapter 458-61A WAC

This form is your receipt when stamped by cashier.

FOR USE WHEN TRANSFERRING TITLE TO MOBILE HOME ONLY

PLEASE TYPE OR PRINT INCOMPLETE AFFIDAVITS WILL NOT BE ACCEPTED

REGISTERED OWNER: Name Peggy JOHNSON, Street 3108 1/2 6th St., City Lewiston ID 83501

NEW REGISTERED OWNER: Name Michelle Holland, Street 1115 Highland #62, City CLARKSTON WA 99403

LOCATION OF MOBILE HOME: Name Nobles Mobile Home, Street 1115 Highland, City CLARKSTON WA 99403

LEGAL OWNER: Name Peggy JOHNSON, Street 3108 1/2 6th St., City Lewiston ID 83501

PERSONAL PROPERTY PARCEL or ACCOUNT NO. 50041500300000620 LIST ASSESSED VALUE(S): \$ 22,000 4,000

REAL PROPERTY PARCEL or ACCOUNT NO. LIST ASSESSED VALUE(S): \$

Table with columns: MAKE, YEAR, MODEL, SIZE, SERIAL NO. or I.D., REVENUE TAX CODE NO. (Values: Titan, 1975, 40546D1288, 14x70, @ 33399)

Tax calculation table: Date of Sale 2/18/14, Taxable Sale Price \$22,000, Excise Tax \$281.60, Total Due \$341.60

AFFIDAVIT: I certify under penalty of perjury... Signature of Grantor/Agent Peggy JOHNSON, Name (print) Peggy JOHNSON, Date and Place of Signing: Asotin, wa 99403

Affidavit (continued): Signature of Grantee/Agent Michelle L. Fisher-Holland, Name (print) Michelle L. Fisher-Holland, Date & Place of Signing: 2-18-14 Asotin, wa 99403

TREASURER'S CERTIFICATE: I hereby certify that property taxes due Asotin County on the mobile home described hereon have been paid to and including the year 2014. Date 2/18/14, County Treasurer or Deputy H. Schmitt

If, in selling (or otherwise transferring ownership of) a mobile home which possesses a tax lien, the seller does not inform the buyer (new owner) of such a lien, the seller is guilty of deliberate deception as it applies to Fraud and/or Theft as defined in Title 9 and 9A RCW (RCW 9.45.060, RCW 9A.56.010 (4d), and RCW 9A.56.020).

THIS SPACE - TREASURER'S USE ONLY

P. Johnson 1401 REV 84 0003 (12/27/06) HS

PAID ASOTIN COUNTY TREASURER

47200 47290 COUNTY TREASURER



STATE OF WASHINGTON  
Vehicle Certificate of Title

Title Number  
**1331702603**

License Number <b>@33399</b>	Vehicle Identification Number (VIN) <b>405566D1288</b>	Year <b>1975</b>	Make <b>TITAN</b>	Model	Style	Series/Body <b>70/14DX</b>
Date of Application <b>11/13/2013</b>	Odometer Miles <b>000000</b>	Odometer Status <b>E</b>	Fuel Type			
Scale Weight <b>00000</b>	Gross Vehicle Weight (Pounds)	Vehicle Color	Prior Title State <b>WA</b>			Prior Title Number <b>0915404811</b>
Comments <b>15500-2013</b>						

Brands

Sale price \$ \_\_\_\_\_

Date of sale \_\_\_\_\_

Legal Owner: To release interest, sign below and give this title to the registered owner/transferee or to a vehicle licensing office with the proper fee within 10 days of expiration of the security interest, or you may be liable to the owner/transferee for penalties. Buyer: You must apply for title within 15 calendar days of acquiring the vehicle to avoid a penalty. Take this signed title to a vehicle/vehicle licensing office with the appropriate fees.

Legal Owner  
**JOHNSON, PEGGY J**  
**1115 HIGHLAND AVE TRLR 62**  
**CLARKSTON, WA 99403**

Registered Owner  
**SAME AS LEGAL OWNER**

Signature of legal owner (must be signed by the legal owner of the vehicle described above. If selling for a business, include business name, signature, and title.)

Signature of legal owner (must be signed by the legal owner of the vehicle described above. If selling for a business, include business name, signature, and title.)

Signature of registered owner releases all interest in the vehicle described above. If selling for a business, include business name, signature, and title.

Signature of registered owner releases all interest in the vehicle described above. If selling for a business, include business name, signature, and title.

I certify that the records of the Department of Licensing show the persons named herein as registered owners and legal owners of the vehicle described.

*Pat Kuster*  
Director, Department of Licensing

Federal regulation and state law require you to state the mileage when transferring ownership if the vehicle is less than 10 years old, unless exempt. Failure to complete this statement or providing a false statement may result in fines and/or imprisonment.

I certify, to the best of my knowledge, the odometer reading is: \_\_\_\_\_ (no tenths) Transfer date \_\_\_\_/\_\_\_\_/\_\_\_\_

This reading is (check one):  the actual mileage of the vehicle  in excess of its mechanic limits  not the actual mileage.

Signature of transferee/buyer  
**X**

PRINTED name of transferee/buyer

Address of transferee/buyer

Signature of transferor/seller  
**X**

PRINTED name of transferor/seller

Address of transferor/seller

**47290**

Assignment by registered owner

Keep in a safe place. Any alteration or erasure voids this title.

## MOBILE HOME PURCHASE AND SALE AGREEMENT

Michelle Holland (herein called "Buyer") agrees to purchase and the undersigned Seller agrees to sell the following described as 1975 14X70 ft Titan Mobile Home currently located # at 1115 Highland # 62 St. located in Clarkston, Country of Asotin, in State of Washington. Seller does not own the land. Rental space is currently rented through Lewis-Clark Property Management in Lewiston, Idaho. Property management has agreed to rent to buyers.

1. **TOTAL PURCHASE PRICE IS Twenty Two Thousand Dollars (\$22,000.00)** payable as follows: **Fifteen Hundred Dollars (\$1,500)** as a down payment to be paid on the date of signing this agreement. Balance of **Twenty Thousand Five Hundred Dollars** shall be paid directly to the Seller over a period of **Fifty Seven** months at 12% interest with monthly payments of **Four Hundred Seventy Five Dollars (\$475.00)** per month, due and payable, on or before the 1<sup>st</sup> day of each month, commencing **3/1/2014**. Final payment **on 11/1/2018** will be in the amount of **\$ 363.13**.
2. **Possession** of the mobile home will be conveyed on date of signing this agreement. Seller warrants that property taxes and lot rent are current and have nothing owing. As security for the debt Buyer agrees that Seller shall retain title to the mobile home and appliances listed herein until all payments have been made at which time the Seller shall convey title to the buyer within thirty days. Lot rent for March 1, 2014 is the responsibility of the buyer.
3. The following items of property now on the premises are included in the sale: **refrigerator, stove, dishwasher, washer, dryer, central air conditioning, covered porch, storage shed and curtains.**
4. **"As is-No Warranties:** Buyer accepts the mobile home "As Is" and acknowledges that no warranties express or implied have been made regarding the condition of the mobile home, except that the Seller warrants that she is the owner of said mobile home and that there are no liens on the mobile home.
5. **Property Taxes** As property taxes on the mobile home come due, the Buyers to pay when due and provide Seller a copy of paid taxes within 30 days.
6. **Insurance** The Buyer shall insure the mobile home against loss in an amount equal to or greater than the remaining balance on the mobile home naming the Seller as beneficiary in the amount owed on the remaining balance. The Buyer shall provide annually and at such other times as the Seller may request, proof of said insurance.
7. **Vin, Title Number** The Vin number of the mobile home is **405566D1288** and the Title number is **@33399**.
8. **Default** The Parties agree that failure to make timely payments as required by the terms of this agreement shall constitute a material breach of the contract and the Seller may exercise any and all remedies under the law, including repossession of the premises. A three day eviction process may be instituted when monthly payment is ten (10) days past due. Seller agrees to make payment due or surrender property within the time specified.
9. **Time of Essence** The Parties agree that time is of the essence in the performance of all duties and obligations set forth herein.

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10. **Assignment Or Sale** The Buyer shall not sublet, assign or sell this contract or the mobile home without the express written consent of the Seller. Buyer will have to show property management approval before sales process can be completed. Seller shall not unreasonably withhold consent. Seller is not required to consent to a sale that does not pay her in full at the time new buyers take possession of the premises.
11. **Attorney** The Buyers acknowledge that they have the right to seek the advice of an attorney and by signing hereunder acknowledge that they have either sought the advice of an attorney or waive the right to do so.

Dated 2/18/14

Deaggy Johnson  
Seller

Michelle L. Fisher - Holland 2-18-14  
Buyer

\_\_\_\_\_  
Buyer

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