Department of Revenue
Washington State

PLEASE TYPE OR PRINT

REAL ESTATE EXCISE TAX AFFIDAVIT

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)

This form is your receipt when stamped by cashier.

☐ Check box if partial sale of property

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

1 SELLER GRANTOR

Name: Joseph Scott Lynch

Mailing Address: ~~TBD~~ 2900 W. Grandview Dr.

City/State/Zip: Clarkston, WA 99403

Phone No. (including area code):

2 BUYER GRANTEE

Name: John F. Monda
Gena H. Monda

Mailing Address: 22279 Peola Rd.

City/State/Zip: Clarkston WA 99403

Phone No. (including area code):

3

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

Name: John F. Monda Gena H. Monda

Mailing Address: 22279 Peola Rd.

City/State/Zip: Clarkston WA 99403

Phone No. (including area code):

List all real and personal property tax parcel account numbers – check box if personal property		List assessed value(s)
20104402211150000	☐	208,865.00
20104401544000000	☐	2,020.00
	☐	
	☐	

4 Street address of property: 22279 Peola Rd. - Clarkston, WA 99403

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):

91 Undeveloped land (land only)

enter any additional codes: 11

(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: Statutory Warranty Deed (SWD)

Date of Document: 08/07/14

Gross Selling Price	$ 285,000.00	
*Personal Property (deduct)	$ 0.00	
Exemption Claimed (deduct)	$ 0.00	
Taxable Selling Price	$ 285,000.00	
Excise Tax : State	$ 3,648.00	
Local	$ 712.50	
*Delinquent Interest: State	$ 0.00	
Local	$ 0.00	
*Delinquent Penalty	$ 0.00	
Subtotal	$ 4,360.50	
*State Technology Fee	$ 5.00	5.00
*Affidavit Processing Fee	$ 0.00	
Total Due	$ 4,365.50	

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): Joseph Scott Lynch

Date & city of signing: 8/8/2014 - Clarkston, WA

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

Name (print): John F. Monda

Date & city of signing: 8/7/2014 - Clarkston, WA

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

ATTC# 8857

PAID
AUG 08 2014
ASOTIN COUNTY TREASURER

COUNTY TREASURER

17728

EXHIBIT "A"

239180

The East 513 feet of the Southeast Quarter of the Southeast Quarter of Section 15 of Township 10 North, Range 44 East of the Willamette Meridian, Asotin County, Washington, lying South of Peola Road AND that part of the Northeast Quarter of the Northeast Quarter of Section 22 of Township 10 North, Range 44 East of the Willamette Meridian, Asotin County, Washington more particularly described as follows: Beginning at the Northeast corner of said Section 22; thence West along the North line of said Section 22 a distance of 513 feet; thence South 79°15' East, 522.16 feet more or less to a point on the East line of said Section 22; thence North along said East line 97.40 feet to the place of beginning.

SUBJECT to an easement for ingress and egress over and across a roadway as it now exists and traverses along the West side of the above described tract.

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