



REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW - CHAPTER 458-61 WAC

This form is your receipt when stamped by cashier.

PLEASE TYPE OR PRINT

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

(See back page for instructions)

Check box if partial sale of property

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

Form sections 1, 2, and 3: Seller/Grantor and Buyer/Grantee information, including names, addresses, and tax correspondence details.

Form section 4: Street address of property, location details (county/city), and legal description of the property.

Form section 5: Enter Abstract Use Categories and exemption information.

Form section 6: Property classification questions (forest land, current use, special valuation) and notice of continuance/compliance instructions.

Form section 7: Signature lines for Deputy Assessor, Grantor, and Owner(s).

Form section 7: List all personal property included in selling price and tax calculation table.

Form section 8: Certification of truth and correctness by the grantor and grantee.

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 0001ae (a) (07/11/05) THIS SPACE - TREASURER'S USE ONLY COUNTY TREASURER

PAID

OCT 02 2015 ASOTIN COUNTY TREASURER

Handwritten notes: First American title Insurance CO CR# 1503349

Handwritten numbers: 48795, 48795

When Recorded Return to:
First American Title Insurance Company
Attn: National Recording
1100 Superior Avenue, Suite 200,
Cleveland, OH 44114

Order Number:
50412774LA

QUITCLAIM DEED

Not subject to real estate excise tax pursuant to WAC §458-61A-203(1) as a transfer from one spouse to the other that establishes community property.

GRANTOR, **KENNETH WANTZ**, a married man, joined by his spouse, **EVELYN KATHLEEN WANTZ**, residing at 924 Riverview Boulevard, Clarkston, Washington 99403, for and in consideration of Ten and no/100 Dollars (\$10.00), conveys and quit claims to GRANTEE, **KENNETH WANTZ** and **EVELYN KATHLEEN WANTZ**, husband and wife, as joint tenants with right of survivorship, and not as tenants in common, the following described real estate, situated in the County of Asotin, State of Washington, together with all after-acquired title of the Grantor therein:

Legal Description [attached hereto as Exhibit "A"];

Assessor's Property Tax Parcel Account Number(s): 1-001-01-006-0000-0000

The words "Grantor" and "Grantee" shall be construed to read in the plural whenever the sense of this deed so requires, and, in all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

Dated this 15 day of SEPTEMBER, 2015.

REAL ESTATE EXCISE TAX
PAID \$ 0 DATE 10/2/15
RECEIPT No. 48795 1
ASOTIN COUNTY TREASURER
By Diana Pustick
SALE PRICE 0

48795

Kenneth Wantz
KENNETH WANTZ

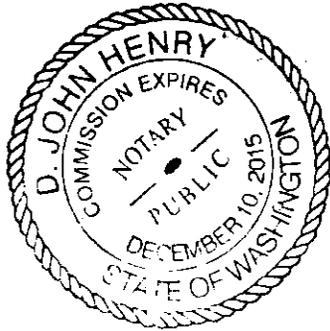
Evelyn Kathleen Wantz
EVELYN KATHLEEN WANTZ

STATE OF WASHINGTON)
COUNTY OF Asotin) ss

I certify that I know or have satisfactory evidence that **KENNETH WANTZ and EVELYN KATHLEEN WANTZ** are the person(s) who appeared before me, and said person acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

DATED: 9-15-14

L. John Henry
NOTARY PUBLIC in and for the State of Washington,
residing at 6021st St
My commission expires: 10-10-15



48795

EXHIBIT A

The following described real property situate in the County of Asotin, State of Washington:

Lot 6 in Block 1 of Clarkston according to the official plat thereof, filed in Book A of Plats at Page(s) 18, records of Asotin County, Washington.

BEING the same property which EVELYN WANTZ, wife of KENNETH WANTZ, granted and conveyed to KENNETH WANTZ, a married person, dealing with his sole and separate property, by deed dated March 28, 2007, recorded March 29, 2007, as Instrument No. 297906 in the Office of the Recorder of Deeds of Asotin County, State of Washington.

Assessor's Property Tax Parcel Account Number(s): 1-001-01-006-0000-0000

Property known as: 924 Riverview Boulevard, Clarkston, Washington 99403

 WANTZ
50412774
FIRST AMERICAN ELS
QUIT CLAIM DEED


WA



State of Washington
 Department of Revenue
 Miscellaneous Tax Section
 PO Box 47477
 Olympia WA 98504-7477

**REAL ESTATE EXCISE TAX
 SUPPLEMENTAL STATEMENT**
 (WAC 458-61-150)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM REV 84 0001A) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-5 below. Only the first white page of this form needs original signatures. A notary's signature is only required for Items 3 and 5.

AUDIT: The transfer referred to on this document is subject to audit by the Department of Revenue under RCW 82.45.150.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a 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)).

The persons signing below do hereby swear under penalty of perjury that the following is true (check appropriate statement):

1. **DATE OF SALE:** (WAC 458-61-090)
 I, (print name) _____, certify that the _____
 (type of instrument), dated _____, was delivered to me in escrow by _____
 (seller's name). **NOTE:** Attorney, escrow agent, title company agent, or title insurance company agent named here must sign below and indicate name of firm. No notary is required. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.
2. **GIFTS:** (WAC 458-61-410) **One of the following must be checked. (NOTE: For gifts, both Grantor and Grantee must sign below. No notary is required.)**
 - A. NO DEBT.** Grantor gifts property which has no underlying debt.
 - B. THERE IS DEBT, BUT GRANTOR CONTINUES TO MAKE PAYMENTS.** Grantor gifts property to Grantee and will continue to make all payments on debt of \$_____ (please state total debt, not monthly payment) Grantee will not be making any payments on the debt for which the Grantor is liable.
 - C. OTHER GIFT TRANSFERS.** Grantor gifts the equity portion of the value of the property to the Grantee. Grantee will make payments toward the debt of \$_____ (please state total debt, not monthly payment) for which the Grantor is liable. In addition, Grantee will pay the Grantor \$_____. The transaction is taxable to the total of any consideration, including debt.
3. **INCORPORATOR:** (WAC 458-61-375 (2G)).
 I, (print name) _____, am acquiring the subject property on behalf of (print corporation name) _____. Such corporation is currently being formed. **NOTE:** Grantee must sign below. Signature must be notarized.
4. **IRS "TAX DEFERRED" EXCHANGE:** (WAC 458-61-480)
 I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 458-61-480. **NOTE:** Exchange Facilitator must sign below. No notary is required.
5. **NOMINEE:** (WAC 458-61-550)
 I, (print name) _____, am acquiring the subject real property as nominee on behalf of (print name of third party principal) _____ on (date of conveyance) _____.
NOTE: Grantee and principal must sign below. Both signatures must be notarized on or prior to the date of the conveyance to nominee. This statement must be attached to the Real Estate Tax Affidavit for transfer from nominee to principal.

Grantor/Nominee/Exchange Facilitator Signatures:

[Handwritten Signature]

Grantee/Principal/Incorporator Signatures:

[Handwritten Signatures]

For tax assistance, visit <http://dor.wa.gov> or call (360) 570-3231. To inquire about the availability of this document in an alternate format for the visually impaired, please call (360) 486-2342. Teletype (TTY) users may call 1-800-451-7985.

REV 84 0002 (04/05/04)

- Attach to County Treasurer's Original
- Attach to Dept. of Revenue's Copy
- Attach to County Assessor's Copy

NOTARY: Required only for Incorporator (Item 3) or Nominee (Item 5).

Subscribed and sworn to me this _____ day of _____,

_____, Notary Public
 (Signature)

 (Print Name)

in and for the state of _____

residing at _____

COUNTY TREASURER

48795

EXHIBIT 'A'

File No.: **50412774LA (TM)**

Property: **924 RIVERVIEW BLVD, CLARKSTON, WA 99403**

Lot 6 in Block 1 of Clarkston according to the official plat thereof, filed in Book A of Plats at Page(s) 18, records of Asotin County, Washington

A.P.N. 1-001-01-006-0000-0000

48795