

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.

SELLER GRANTOR	1 Name <u>Donald S. Hart</u>	BUYER GRANTEE	2 Name <u>Marc Jenkins</u>
	<u>Judy A. Hart</u>		<u>Ginger Jenkins</u>
	Mailing Address <u>P.O. Box 428</u>		Mailing Address <u>1571 <u>1571 Gould City Mayview Rd</u></u>
	City/State/Zip <u>Clarkston WA 99403</u>		City/State/Zip <u>Pomeroy, WA 99347</u>
Phone No. (including area code) _____	Phone No. (including area code) <u>509-843-3857</u>		

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

Name Marc Jenkins Ginger Jenkins

Mailing Address ~~1571~~ 1571 Gould City Mayview Rd.

City/State/Zip Pomeroy, WA 99347

Phone No. (including area code) 509-843-3857

List all real and personal property tax parcel account numbers - check box if personal property

<u>10042600800170000</u>	<input type="checkbox"/>	List assessed value(s)	<u>163,300.00</u>
_____	<input type="checkbox"/>	_____	_____
_____	<input type="checkbox"/>	_____	_____
_____	<input type="checkbox"/>	_____	_____

4 Street address of property: 1447 15th St. - Clarkston, WA 99403

This property is located in unincorporated Asotin County OR within city of Unincorp

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.

See attached legal description.

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"/>

	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) _____

Reason for exemption _____

Type of Document Statutory Warranty Deed (SWD)

Date of Document ~~12/21/16~~ 12/18/2015

Gross Selling Price	\$	<u>175,000.00</u>
*Personal Property (deduct)	\$	<u>0.00</u>
Exemption Claimed (deduct)	\$	<u>0.00</u>
Taxable Selling Price	\$	<u>175,000.00</u>
Excise Tax : State	\$	<u>2,240.00</u>
Local	\$	<u>437.50</u>
*Delinquent Interest: State	\$	<u>0.00</u>
Local	\$	<u>0.00</u>
*Delinquent Penalty	\$	<u>0.00</u>
Subtotal	\$	<u>2,677.50</u>
*State Technology Fee	\$	<u>5.00</u> <u>5.00</u>
*Affidavit Processing Fee	\$	<u>0.00</u>
Total Due	\$	<u>2,682.50</u>

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 *Donald S. Hart* Name (print) Donald S. Hart

Signature of Grantee or Grantee's Agent *Marc Jenkins* Name (print) Marc Jenkins

Date & city of signing: 12/21/2015 - Clarkston, WA Date & city of signing: 12/21/2015 - 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)).

ATEC CR# 14071

DEC 28 2015
ASOTIN COUNTY
TREASURER

40004

EXHIBIT "A"

295491

PARCEL I:

The North 198 feet of the South 694 feet of the East 162 feet of Lot 8 in Block 'KK' of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 15 Official Records of Asotin County, Washington.

EXCEPTING THEREFROM the East 8 feet thereof.

ALSO EXCEPTING all that portion of the hereinafter described Parcel "A" lying Westerly and Southerly of a line described as beginning at a point opposite Station 15th Street 11+10.47 on the 15th Street line survey of the Fleshman Way/15th Street Project and 30 feet Easterly therefrom; thence Southeasterly along the arc of a curve to the left, having a radius of 50 feet to a point opposite Station 10+75.57 on the Fleshman Way line survey of said Fleshman Way/15th Street Project and 50 feet Northerly therefrom; thence Easterly to a point opposite Station 11+50.00 on said Fleshman Way line survey and 60 feet Northerly therefrom; thence Easterly parallel with said Fleshman Way line survey to a point opposite Station 14+90.38 and the end of this line description.

PARCEL "A": The North 200 feet of the South 696 feet of Lot 8 in Block "KK" of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 15 Official Records of Asotin County, Washington, measurements being from the centerlines of adjacent streets, Except the North 2 feet thereof. And ALSO EXCEPTING an 8 foot strip along the East side of said tract reserved for alley purposes. ALSO EXCEPTING the portion lying within 15th Street adjacent thereto.

AND ALSO EXCEPTING all that portion of the hereinafter described Tract "X" lying between the following described Line 1 and 2:

Line 1: Beginning at a point opposite Station 11+50.00 on the Fleshman Way line survey of Fleshman Way/15th Street Project and 70 feet Northerly therefrom; thence Easterly parallel with said Fleshman Way line survey to a point opposite Station 14+90.38 and the end of this line description.

Line 2: Beginning at the point opposite Station 13+00.00 on the Fleshman Way line survey of the Fleshman Way/15th Street Project and 60 feet Southerly therefrom; thence Easterly parallel with said Fleshman Way line survey to a point opposite Station 19+00.00 and the end of this line description.

TRACT "X":

49004

Parcel I: The East 8 feet of the North 200 feet of the South 696 feet of Lot 8 in Block "KK" of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(S) 15 Official Records of ASotin County, Washington.

Parcel II: The east 8 feet of the North 232 feet of the South 496 feet of Lot 8 in Block "KK" of Vineland according to the official plat thereof, filed in Book A of Plats at Page(s) 15 Official Records of Asotin County, Washington.

PARCEL II:

TOGETHER WITH to an easement for ingress, egress and utilities lying over and across the North 20 feet of the South 694 feet of the West 168 of Lot 8 in Block "KK" of Vineland according to the official plat thereof, filed in Book A of Plats at Page 15 Official Records of Asotin County, Washington.

ALSO TOGETHER WITH an easement over and across the North 2 feet of the South 696 feet of said Lot 8 as disclosed in Quitclaim Deed recorded January 21, 1972, as Instrument No. 111540 described as follows: The right and easement to use the surface of said 2 foot strip of ground in any and every way so long as such use does not interfere with a water meter to be located on said 2 foot strip or buried pipe line located on, over and across said strip.

49004