



REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A 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 of last 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 (CATHLIN & AVRIL STEWART), Buyer/Grantee (CITY OF CLARKSTON), and tax correspondence information.

Section 4: Street address of property (628 4th St, Clarkston WA, 99403) and legal description (SEE WARRANTY DEED).

Section 5: Select Land Use Code(s) and exemption questions (e.g., Is this property exempt from property tax per chapter 84.36 RCW?).

Section 6: Continuation notices (1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE) and (2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY).

Section 7: Personal property included in selling price and tax calculation table (Gross Selling Price \$2,655.00, Total Due \$45.63).

Section 8: Certifications and signatures of Grantor (Cathlin Stewart) and Grantee (James E. Martin).

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)).

and by these presents do grant, bargain, sell, convey and confirm unto the said Grantee, and to its heirs and assigns forever, all of the following described real property, situated in the County of Asotin, State of Washington to-wit:

That part of Lots 27 and 28 of Block 28 of Clarkston, Asotin County, Washington, more particularly described as follows: Commencing at the Southeast corner of said Lot 27, said point being on the West right-of-way line of 4th Street; thence North along said right-of-way line a distance of 21.00 feet; thence West 21.94 feet to the true place of beginning, said point being a point of curve; thence around a curve to the left with a radius of 130.00 feet for a distance of 102.10 feet; thence S. 45°00'W., 9.00 feet to a point of curve; thence around a curve to the left with a radius of 30.00 feet for a distance of 13.99 feet to a point on the East right-of-way line of a platted alley; thence North 7.69 feet along said right-of-way line; thence N. 45°00'E., 68.67 feet along said right-of-way line; thence East 57.00 feet to the true place of beginning.

TOGETHER With all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all estate, right, title and interest in and to said property, as well in law as in equity of the said Grantors.

TO HAVE AND TO HOLD All and singular the above mentioned and described premises, together with the appurtenances, unto the said Grantee, and to its heirs and assigns forever.

The said Grantors WARRANT to the Grantee that they are lawfully seized of the above described real property in fee simple, that the same is free and clear of any and all encumbrances of every kind and description, except as herein specified, and that the Grantors have lawful right to convey the said property.