Department of Revenue
Washington State

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

PLEASE TYPE OR PRINT

This form is your receipt when stamped by cashier.

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.

1 SELLER GRANTOR

Name: J. Chantelle Freeman, Personal Representative
Estate of Byron E. Chase, deceased
Mailing Address: 3567 Eastlake Drive
City/State/Zip: West Richland WA 99353
Phone No. (including area code):

2 BUYER GRANTEE

Name: Marie Lerandeau
Mailing Address: 2621 22nd Street
City/State/Zip: Clarkston WA 99403
Phone No. (including area code):

3

Send all property tax correspondence to: ☒ Same as Buyer/Grantee
Name: Marie Lerandeau
Mailing Address: 2621 22nd Street
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)
11770000300000000 ☐	133,500.00
☐	
☐	
☐	

4 Street address of property: 2621 22nd Street, Clarkston, WA

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.

Lot 3 of Hundrup Addition

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)?	☐	☒

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 RCW?	☐	☒
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: 07/13/16

Gross Selling Price	$ 140,000.00	
*Personal Property (deduct)	$ 0.00	
Exemption Claimed (deduct)	$ 0.00	
Taxable Selling Price	$ 140,000.00	
Excise Tax : State	$ 1,792.00	
Local	$ 350.00	
*Delinquent Interest: State	$ 0.00	
Local	$ 0.00	
*Delinquent Penalty	$ 0.00	
Subtotal	$ 2,142.00	
*State Technology Fee	$ 5.00	5.00
*Affidavit Processing Fee	$ 0.00	
Total Due	$ 2,147.00	

0200

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**: J. Chantelle Freeman
Name (print): J. Chantelle Freeman, Personal Representative
Date & city of signing: 7-13-16, Clarkston, WA

Signature of **Grantee or Grantee's Agent**: Marie Lerandeau
Name (print): Marie Lerandeau
Date & city of signing: 7-13-16, 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 (6/26/14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

ATEC CK#16130

PAID
JUL 13 2016
ASOTIN COUNTY TREASURER

49472

CERTIFIED

FILED

SUPERIOR COURT OF WASHINGTON
FOR THE COUNTY OF ASOTIN
IN PROBATE

IN THE MATTER OF THE ESTATE

OF

BYRON E. CHASE,

Deceased.

Case No. 16-4-00050-1

LETTERS TESTAMENTARY
(RCW 11.28.090)

WHEREAS, the Last Will of Byron E. Chase was on June 16, 2016, duly exhibited, proven, and recorded in our Superior Court; and whereas, it appears in and by such Will that J. Chantelle Freeman is appointed personal representative thereon; and whereas, J. Chantelle Freeman has duly qualified,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that we do hereby authorize J. Chantelle Freeman to execute such Will according to law, and without intervention of the Court except as provided by law.

5
JM

Christopher J. Moore, WSBA# 19580
Creason, Moore, Dokken & Geidl, PLLC
P.O. Drawer 835, Lewiston, ID 83501
(208) 743-1516; Fax: (208) 746-2231

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WITNESS my hand and seal of this Court this 17th day of June, 2016.

SUPERIOR COURT CLERK

By Judy Wilson
Deputy

SEAL OF THE SUPERIOR COURT STATE OF WASHINGTON OF ASOTIN COUNTY

STATE OF WASHINGTON)
: ss.
County of Asotin)

I, Marie Eggart, County Clerk of the County of Asotin, State of Washington, an ex-officio Clerk of the Superior Court of the State of Washington for Asotin County, do hereby certify that the within and foregoing is a full, true and correct copy of the Letters Testamentary and of the whole thereof, as the same are now on file and of record in the above-entitled cause in my office and custody. Said Letters have never been revoked and are still in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of this Court Superior Court this 13th day of July, 2016.

County Clerk & Ex-officio
Clerk of the Superior Court

By Betty Wessen

SEAL OF THE SUPERIOR COURT STATE OF WASHINGTON OF ASOTIN COUNTY

Christopher J. Moore, WSBA# 19580
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