

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.

1 SELLER GRANTOR	Name <u>LOWELL R. RESSLER and DIANE J. RESSLER</u>	2 BUYER GRANTEE	Name <u>LOWELL R. RESSLER and DIANE J. RESSLER, Trustees of the RESSLER LIVING TRUST dated JUL 14 2016</u>
	Mailing Address <u>P.O. Box 927</u>		Mailing Address <u>P.O. Box 927</u>
	City/State/Zip <u>Asotin, Washington 99402</u>		City/State/Zip <u>Asotin, Washington 99402</u>
	Phone No. (including area code) <u>(509) 758-3547</u>		Phone No. (including area code) <u>(509) 758-3547</u>

3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers – check box if personal property	List assessed value(s)	
	Name _____			1-132-00-218-0003 <input type="checkbox"/> 404,800
	Mailing Address _____			1-169-01-006-0001 <input type="checkbox"/> 13,000
	City/State/Zip _____			<input type="checkbox"/>
Phone No. (including area code) _____	<input type="checkbox"/>			

4 Street address of property: UNPLATTED CLARKSTON and STEIBERT ADD'N

This property is located in Asotin County

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.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)

Abbreviated: That part of Lot 6 of Steiber Addition according to the recorded plat thereof, recorded on July 1, 1977 as Instrument No. 133356 of Official Records of Asotin County, Washington AND that part of Section 6 of Township 10 North, Range 46 East of the Willamette Meridian, Asotin County, Washington

Full legal description on Page 2 marked as EXHIBIT "A"

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"/>

6

	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) 458-61A-211(2a)

Reason for exemption Transfer to a Living Trust

Type of Document Warranty Deed

Date of Document JUL 14 2016

Gross Selling Price	\$ _____
*Personal Property (deduct)	\$ _____
Exemption Claimed (deduct)	\$ _____
Taxable Selling Price	\$ _____ 0.00
Excise Tax : State	\$ _____ 0.00
0.0025 Local	\$ _____ 0.00
*Delinquent Interest: State	\$ _____
Local	\$ _____
*Delinquent Penalty	\$ _____
Subtotal	\$ _____ 0.00
*State Technology Fee	\$ _____ 5.00
*Affidavit Processing Fee	\$ _____
Total Due	\$ _____ 10.00

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 <u>Lowell Ressler</u>	Signature of Grantee or Grantee's Agent <u>Diane J. Ressler</u>
Name (print) <u>LOWELL R. RESSLER</u>	Name (print) <u>DIANE J. RESSLER, Trustee</u>
Date & city of signing: <u>Spokane, Washington JUL 14 2016</u>	Date & city of signing: <u>Spokane, Washington JUL 14 2016</u>

That part of Lot 6 of Steibert Addition according to the recorded plat thereof, recorded on July 1, 1977 as Instrument No. 133356 of Official Records of Asotin County, Washington, AND that part of Section 6 of Township 10 North, Range 46 East of the Willamette Meridian, Asotin County, Washington, AND more particularly described as follows: Commencing at the monument at the intersection of Critchfield Road and 6th Avenue; thence North 89°04'44" West along the centerline of 6th Avenue a distance of 825.0 feet; thence South 0°56'16" West a distance of 2846.4 feet to a point on the centerline of 12th Avenue, said point being the True Place of Beginning; thence continue south 0°55'16" West a distance of 45.0 feet to a point of curve; thence around a curve to the left with a radius of 490.0 feet for a distance of 389.12 feet; thence South 44°34'44" East a distance of 46.90 feet; thence South 9°13'10" West a distance of 45.0 feet; thence South 12°48'36" East a distance of 175.51 feet to a point of curve; thence around a curve to the left with a radius of 7295.66 feet for a distance of 418.33 feet; thence South 15°05'43" East a distance of 148.61 feet; thence South 57°25'16" West a distance of 264.50 feet; thence North 34°30' West a distance of 737.16 feet; thence North 0°55'16" East a distance of 747.44 feet to a point on the centerline of 12th Avenue; thence South 89°04'44" East along said centerline a distance of 300.0 feet to the True Place of Beginning.

RESERVING that portion lying within the right-of-way of 12th Avenue and reserving that portion for road and utility purposes more particularly described as follows: Commencing at the Northeast corner of the above described tract; thence South 0°55'16" West a distance of 25.0 feet to the True Place of Beginning; thence continue South 0°55'16" West a distance of 20.0 feet to a point of curve; thence around a curve to the left with a radius of 490.0 feet for a distance of 389.12 feet; thence South 44°34'44" East a distance of 46.90 feet; thence South 9°13'10" West a distance of 45.0 feet; thence South 12°48'36" East a distance of 175.51 feet to a point of curve; thence around a curve to the left with a radius of 7295.66 feet for a distance of 418.33 feet; thence South 16°05'43" East a distance of 148.61 feet; thence South 57°25'16" West a distance of 26.07 feet; thence North 16°05'43" West a distance of 156.01 feet to a point of curve; thence around a curve to the right with a radius of 7320.66 feet for a distance of 419.76 feet; thence North 12°48'36" West a distance of 200.78 feet; thence deflect left and continue around a curve to the right with a radius of 45.0 feet for a distance of 28.16 feet to a point of reverse curve; thence around a curve to the left with a radius of 20.0 feet for a distance of 16.12 feet to a point of reverse curve; thence around a curve to the right with a radius of 515.0 feet for a distance of 408.97 feet to a point of reverse curve; thence around a curve to the left with a radius of 20.0 feet for a distance of 31.42 feet; thence South 89°04'44" East a distance of 45.0 feet to the True Place of Beginning.

EXCEPTING THEREFROM Lots 1 to 5 of Steibert Addition according to the recorded plat thereof, recorded on July 1, 1977 as Instrument No. 133356 of Official Records of Asotin County, Washington. ALSO EXCEPTING THEREFROM that part of Section 6 of Township 10 North, Range 46 East of the Willamette Meridian, AND part of Lots 3, 4, 5 and 6 of Steibert Addition described as follows: Commencing at the monument at the intersection of 12th Avenue and 25th Street; thence North 89°04'44" West along the centerline of 12th Avenue for a distance of 145.00 feet; thence South 0°55'16" West for a distance of 25.00 feet to a point on the South right-of-way of 12th Avenue, said point being the Point of Beginning; thence South 0°55'16" West for a distance of 270.00 feet; thence South 28°23'34" East for a distance of 344.07 feet; thence South 13°54'13" East for a distance of 406.72 feet; thence South 57°33'45" West for a distance of 209.35 feet; thence North 34°30'00" West for a distance of 435.94 feet; thence North 0°55'16" East for a distance of 723.06 feet to the South right-of-way of 12th Avenue; thence South 89°04'44" East along said right-of-way 155.00 feet to the Point of Beginning.

SUBJECT TO: This conveyance is subject to Covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

EXHIBIT "A"

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