

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, indicate % 50 sold.

List percentage of ownership acquired next to each name.

SELLER GRANTOR	1 Name <u>Barry J. Tolan</u>	BUYER GRANTEE	2 Name <u>Louisa M. Andexler-25% & Ralph S. Andexler-25%</u>
	Mailing Address <u>3962 Armstrong Street</u>		Mailing Address <u>601 3rd Street Suite 113</u>
	City/State/Zip <u>San Diego, CA 92111</u>		City/State/Zip <u>Clarkston WA 99403</u>
	Phone No. (including area code) <u>(619) 876-2829</u>		Phone No. (including area code) <u>(509) 780-7596</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	
Name _____		1-132-00-231-0005-0000 <input type="checkbox"/>	
Mailing Address _____		<input type="checkbox"/>	
City/State/Zip _____		<input type="checkbox"/>	
Phone No. (including area code) _____		<input type="checkbox"/>	
		List assessed value(s) <u>30,000.00</u>	

4 Street address of property: Not Assigned
This property is located in Asotin
 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)
See attached deed

5 Select Land Use Code(s):
10 - Land with new building
enter any additional codes: _____
(See back of last page for instructions)

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)?
YES NO

6 Is this property designated as forest land per chapter 84.33 RCW? YES NO
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? YES NO
Is this property receiving special valuation as historical property per chapter 84.26 RCW? YES NO
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.
NA

If claiming an exemption, list WAC number and reason for exemption:
WAC No. (Section/Subsection) _____
Reason for exemption _____

Type of Document Quitclaim Deed
Date of Document 11/23/16

Gross Selling Price \$	<u>20,200.00</u>
*Personal Property (deduct) \$	_____
Exemption Claimed (deduct) \$	_____
Taxable Selling Price \$	<u>20,200.00</u>
Excise Tax : State \$	<u>258.56</u>
<u>0.0075</u> Local \$	<u>50.50</u> <u>154.60</u>
*Delinquent Interest: State \$	_____
Local \$	_____
*Delinquent Penalty \$	_____
Subtotal \$	<u>309.06</u> <u>410.06</u>
*State Technology Fee \$	<u>5.00</u>
*Affidavit Processing Fee \$	_____
Total Due \$	<u>314.06</u> <u>415.06</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 <u>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
Name (print) <u>Barry J. Tolan</u>	Name (print) <u>Louisa M. Andexler</u>
Date & city of signing: <u>Dec 19, 2016 San Diego</u>	Date & city of signing: <u>12-27-2016 Asotin</u>

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 (09/14/16) THIS SPACE - TREASURER USE ONLY DEC 27 2016 COUNTY TREASURER

*L. Andexler ck #5065 (va)
over payment \$511.06*

ASOTIN COUNTY
TREASURER

*49930
48900*

When Recorded Return To:

Cynthia L. Mosher
Clements, Brown & McNichols, P.A.
P.O. Box 1510
Lewiston, ID 83501

STATUTORY QUITCLAIM DEED

Grantor: Barry J. Tolan
Grantees: Louisa M. Andexler & Ralph S. Andexler
Abbreviated Legal: Part of the SE1/4, Section 19, Twp. 11N, R45 EWM
Tax Parcel No.: 1-132-00-231-0005-0000

The Grantor, BARRY J. TOLAN, an unmarried person, of 3962 Armstrong Street, San Diego, CA 92111, for and in consideration of Grantees' assumption and payment of the remaining balance due on the purchase of the property described below, conveys and quitclaims to LOUISA M. ANDEXLER and RALPH S. ANDEXLER, wife and husband, all interest in the following described real estate, situated in the county of Asotin, State of Washington:

That portion of the Northeast Quarter of the Southeast Quarter of Section 19, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington, described as follows:

Commencing at the point on the Lower Granite Dam Boundary Take Line, said point being Corps of Engineers Monument No. 906-21; thence South 42°42'34" West along said Take Line a distance of 179.0 feet to the TRUE PLACE OF BEGINNING; thence continue South 42°42'34" West a distance of 952.86 feet to a point; thence North 42°42'39" West a distance of 291.76 feet to a point; thence North 1°42'10" East a distance of 397.79 feet to a point; thence North 87°01'56" East a distance of 385.00 feet to a point; thence North 28°25'45" East a distance of 390.70 feet to a point; thence South 43°34'05" East a distance of 380.00 feet to the TRUE POINT OF BEGINNING.

STATUTORY QUITCLAIM DEED-1

49930