

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>Patrick J. Nuxoll</u>	BUYER GRANTEE	2. Name <u>Shane Thornton</u>
	<u>Angela M. Nuxoll</u>		
	Mailing Address <u>1058 Hemlock Ave</u>		Mailing Address <u>909 Frost Lane</u>
	City/State/Zip <u>Lewiston ID 83501</u>		City/State/Zip <u>Clarkston WA 99403</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____
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 <u>Shane Thornton</u>		<u>10040201800030000</u> <input type="checkbox"/>	
Mailing Address <u>909 Frost Lane</u>		_____ <input type="checkbox"/>	
City/State/Zip <u>Clarkston WA 99403</u>		_____ <input type="checkbox"/>	
Phone No. (including area code) _____		_____ <input type="checkbox"/>	
		List assessed value(s) <u>145,700.00</u>	

4. Street address of property: 909 Frost Lane, 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.

see attached legal

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	<u>Statutory Warranty Deed (SWD)</u>	
Date of Document	<u>09/10/18</u>	
Gross Selling Price	\$	<u>180,000.00</u>
*Personal Property (deduct)	\$	<u>0.00</u>
Exemption Claimed (deduct)	\$	<u>0.00</u>
Taxable Selling Price	\$	<u>180,000.00</u>
Excise Tax : State	\$	<u>2,304.00</u>
Local	\$	<u>450.00</u>
*Delinquent Interest: State	\$	<u>0.00</u>
Local	\$	<u>0.00</u>
*Delinquent Penalty	\$	<u>0.00</u>
Subtotal	\$	<u>2,754.00</u>
*State Technology Fee	\$	<u>5.00</u> <u>5.00</u>
*Affidavit Processing Fee	\$	<u>0.00</u>
Total Due	\$	<u>2,759.00</u>

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 <u>Patrick J. Nuxoll</u>	Signature of Grantee or Grantee's Agent <u>Shane Thornton</u>
Name (print) <u>Patrick J. Nuxoll</u>	Name (print) <u>Shane Thornton</u>
Date & city of signing: <u>9-10-18 Clarkston, WA</u>	Date & city of signing: <u>9-10-18, Clarkston, WA</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)).

ATEC 06-24997

PAID

SEP 11 2018

ASOTIN COUNTY TREASURER

51567

EXHIBIT "A"

404543

Lot 18 of Block "I" of Vineland according to the recorded plat thereof, records of Asotin County, Washington, EXCEPTING THEREFROM that portion as described as follows:

Beginning at the most Southerly corner of said Lot 18, said point being on the centerline of Lambert Drive; thence Northeasterly along the Southeasterly lot line of said Lot 18 a distance of 195.0 feet; thence deflect left $80^{\circ}23'$ a distance of 120.0 feet; thence deflect left $99^{\circ}37'$ a distance of 195.0 feet to a point on the centerline of Lambert Drive; thence deflect left $99^{\circ}37'$ and continue along said centerline a distance of 120.0 feet to the Place of Beginning.

ALSO EXCEPTING THEREFROM that portion described as follows: Beginning at the Northeast corner of said Lot 18, said point being on the centerline of Frost Lane; thence North $83^{\circ}30'$ West along said centerline a distance of 283.60 feet; thence South $8^{\circ}21'$ West a distance of 160.0 feet; thence North $83^{\circ}30'$ West a distance of 188.52 feet to a point on the West lot line of said Lot 18; thence South $45^{\circ}01'$ West along said Lot line a distance of 282.32 feet to a point on the centerline of Lambert Drive; thence South $36^{\circ}29'$ East along said centerline a distance of 171.56 feet; thence North $43^{\circ}54'$ East a distance of 195.0 feet; thence South $36^{\circ}29'$ East a distance of 120.0 feet to a point on the East Lot line of said Lot 18; thence North $43^{\circ}54'$ East along said lot line a distance of 553.41 feet to The Place of Beginning, also known as Lots 1, 2 and 3 of Watchtower Addition.

EXCEPTING THEREFROM the following:

Beginning at the Northeast corner of said Lot 18, said point being on the centerline of Frost Lane; thence South $43^{\circ}54'$ West along the Easterly line of said Lot 18 a distance of 66.08 feet; thence North $27^{\circ}41'$ East a distance of 56.29 feet to a point on the centerline of Frost Lane; thence South $83^{\circ}30'$ East along said centerline a distance of 19.80 feet to The Place of Beginning

