

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>Danny J. Watson</u> <u>Lynda I. Watson</u>	BUYER GRANTEE	2 Name <u>Danny J. Watson</u> <u>Lynda I. Watson</u>
	Mailing Address <u>1802 Hillyard Drive</u>		Mailing Address <u>1802 Hillyard Drive</u>
	City/State/Zip <u>Clarkston WA 99403</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>Danny J. Watson Lynda I. Watson</u>		10041300400020000 <input type="checkbox"/>	
Mailing Address <u>1802 Hillyard Drive</u>		10041300400030000 <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)
165,500.00
52,200.00

4 Street address of property: 1011 18th Avenue - 1802 Hillyard Dr

This property is located in unincorporated Asotin County OR within city of Clarkston

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"/>

6a

	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-109(2)(b)

Reason for exemption Trading/exchanging property and boundary line adjustments

Type of Document	<u>Quit Claim Deed (QCD)</u>	
Date of Document	<u>09/10/18</u>	
Gross Selling Price	\$	<u>0.00</u>
*Personal Property (deduct)	\$	<u>0.00</u>
Exemption Claimed (deduct)	\$	<u>0.00</u>
Taxable Selling Price	\$	<u>0.00</u>
Excise Tax : State	\$	<u>0.00</u>
Local	\$	<u>0.00</u>
*Delinquent Interest: State	\$	<u>0.00</u>
Local	\$	<u>0.00</u>
*Delinquent Penalty	\$	<u>0.00</u>
Subtotal	\$	<u>0.00</u>
*State Technology Fee	\$	<u>5.00</u> <u>5.00</u>
*Affidavit Processing Fee	\$	<u>5.00</u>
Total Due	\$	<u>10.00</u>

0202

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>Danny J. Watson</u>	Signature of Grantee or Grantee's Agent <u>Danny J. Watson</u>
Name (print) <u>Danny J. Watson</u>	Name (print) <u>Danny J. Watson</u>
Date & city of signing: <u>9-14-18 Clarkston, WA</u>	Date & city of signing: <u>9-14-18 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)).

Exhibit A

OLD LEGAL FOR PARCEL 1-004-13-004-0002-0000 (1802 Hillyard Drive)

That part of Lot 4 in Block 'T' of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25 Official Records of Asotin County, Washington, described as follows: Commencing at the Northeast corner of said Lot 4, said point being at the intersection of centerlines of County Roads, and marked by a stone monument; thence South along centerline of Hillyard Drive a distance of 191 feet to the True Place of Beginning; thence deflect right 88°00' a distance of 110 feet; thence deflect left 88°00' a distance of 50 feet; thence deflect right 88°00' a distance of 65.1 feet; thence deflect right 92°00' a distance of 332.78 feet to a point on the centerline of County Road, 18th Avenue, the Northerly boundary line of said Lot 4; thence South 63°51' East along said centerline a distance of 77.23 feet; thence deflect right 90°00' a distance of 20 feet to a point on the Southerly boundary line of right of way of said 18th Avenue; thence deflect left 90°00' which is a tangent to a 34°00' curve to the right having a radius of 168.52 feet, and follow the arc of said curve a distance of 185.8 feet to its intersection with the Westerly boundary line of right of way of Hillyard Drive, said right of way line being tangent to said 34°00' curve; thence deflect left 90°00' from said boundary line a distance of 20 feet to a point on centerline of Hillyard Drive; thence deflect right 90°00' along said centerline, the East boundary of said Lot 4, a distance of 73.39 feet to the Place of Beginning.

LESS AND EXCEPTING THEREFROM: That part of Lot 4 of Block "T" of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25 Official Records of Asotin County, Washington, described as follows: Commencing at the Northeast corner of said Lot 4, said point being at the intersection of centerlines of 18th Avenue and Hillyard Drive; thence South 0°03' East along the centerline of Hillyard Drive a distance of 142.50 feet to the True Place of Beginning; thence continue South 0°03' East a distance of 48.50 feet; thence South 87°57' West, 110.00 feet; thence South 0°03' East, 50.00 feet; thence South 87°57' West, 64.34 feet (record distance of 65.1 feet); thence North 0°03' West, 98.50 feet; thence North 87°57' East, 174.34 feet to the True Place of Beginning. ALSO EXCEPTING that portion lying within the County Roads adjacent thereto.

OLD LEGAL FOR PARCEL 1-004-13-004-0003-0000 (land parcel)

That part of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, described as follows: Commencing at the Northeast corner of said Lot 4; thence Northwesterly along the centerline of 18th Avenue a distance of 193.69 feet to the True Place of Beginning; thence deflect left 116°05' a distance of 332.78 feet to a point; thence deflect right 88° a distance of 142.99 feet to a point; thence deflect right 92° a distance of 394.85 feet to the centerline of 18th Avenue; thence deflect right 104°50' along said centerline of 18th Avenue a distance of 58.70 feet to a point; thence deflect right 11°15' along the centerline of 18th Avenue a distance of 17.68 feet to a point; thence continue along said centerline a distance of 78.20 feet to the True Place of Beginning.

EXCEPTING THEREFROM that part of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, more particularly described as follows: Commencing at the Northeast corner of said Lot 4, said point being the intersection of centerlines of Hillyard Drive and 18th Avenue; thence North 63°53' West along the centerline of 18th Avenue, a distance of 193.69 feet to the True Place of Beginning; thence continue North 63°53' West, 95.88 feet; thence North 75°08' West along said centerline a distance of 58.70 feet; thence South 0°02' West, 144.85 feet; thence Easterly a distance of 142.99 feet, more or less to a point lying South 0°02' West, 82.78 feet from the Place of Beginning; thence North 0°02' East, 82.78 feet to the True Place of Beginning.

AND EXCEPTING THEREFROM that part of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, more particularly described as follows: Commencing at the Northeast corner of said Lot 4, said point being the intersection of centerlines of Hillyard Drive and 18th Avenue; thence North 63°53' West along the centerline of 18th Avenue, a distance of 193.69 feet; thence South 0°02' West, 82.78 feet to the True Place of Beginning; thence continue South 0°02' West, 77.74 feet; thence North 81°08' West, 144.57 feet; thence North 0°02' East, 50.65 feet; thence Easterly a distance of 142.99 feet, more or less to the True Place of Beginning.

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NEW LEGAL FOR 1-004-13-004-0002-0000 (1802 Hillyard Drive)

That part of Lot 4 in Block 'T' of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25 Official Records of Asotin County, Washington, described as follows: Commencing at the Northeast corner of said Lot 4, said point being at the intersection of centerlines of County Roads, and marked by a stone monument; thence South along centerline of Hillyard Drive a distance of 191 feet to the True Place of Beginning; thence deflect right 88°00' a distance of 110 feet; thence deflect left 88°00' a distance of 50 feet; thence deflect right 88°00' a distance of 65.1 feet; thence deflect right 92°00' a distance of 332.78 feet to a point on the centerline of County Road, 18th Avenue, the Northerly boundary line of said Lot 4; thence South 63°51' East along said centerline a distance of 77.23 feet; thence deflect right 90°00' a distance of 20 feet to a point on the Southerly boundary line of right of way of said 18th Avenue; thence deflect left 90°00' which is a tangent to a 34°00' curve to the right having a radius of 168.52 feet, and follow the arc of said curve a distance of 185.8 feet to its intersection with the Westerly boundary line of right of way of Hillyard Drive, said right of way line being tangent to said 34°00' curve; thence deflect left 90°00' from said boundary line a distance of 20 feet to a point on centerline of Hillyard Drive; thence deflect right 90°00' along said centerline, the East boundary of said Lot 4, a distance of 73.39 feet to the Place of Beginning.

LESS AND EXCEPTING THEREFROM: That part of Lot 4 of Block "T" of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25 Official Records of Asotin County, Washington, described as follows: Commencing at the Northeast corner of said Lot 4, said point being at the intersection of centerlines of 18th Avenue and Hillyard Drive; thence South 0°03' East along the centerline of Hillyard Drive a distance of 142.50 feet to the True Place of Beginning; thence continue South 0°03" East a distance of 48.50 feet; thence South 87°57' West, 110.00 feet; thence South 0°03' East, 50.00 feet; thence South 87°57' West, 64.34 feet (record distance of 65.1 feet); thence North 0°03' West, 98.50 feet; thence North 87°57' East, 174.34 feet to the True Place of Beginning. ALSO EXCEPTING that portion lying within the County Roads adjacent thereto.

FURTHER EXCEPTING that part of that parcel of land conveyed in Instrument Number 243979, records of Asotin County, Washington, said parcel being a portion of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, more particularly described as follows: Commencing at the Northeast corner of said Lot 4, said point being the intersection of County Roads commonly known as 18th Avenue and Hillyard Drive (said roads also being referred to as 16th Avenue East and 16th Avenue South, respectively, in portions of said Instrument Number 243979); thence following the centerline of said Hillyard Drive, South 0°00'00" West, a distance of 142.50 feet to the South line of the said conveyed parcel, which is also the North line of an exception parcel as described in said Instrument Number 243979; thence following the South line of the conveyed parcel, South 88°00'00" West, a distance of 154.33 feet to a point on the said South line being the True Point of Beginning; thence continuing South 88°00'00" West, a distance of 20.01 feet to the Southwest corner of said conveyed parcel; thence Northerly along the West line of the conveyed parcel, North 0°00'00" West, a distance of 234.13 feet to the intersection with the North line of said Lot 4 which is also the centerline of said 18th Avenue; thence Easterly along the said North line of Lot 4 and the centerline of 18th Avenue, South 63°51'00" East, a distance of 33.42 feet; thence South 02°37'07" West, a distance of 218.93 feet to the True Point of Beginning

NEW LEGAL FOR PARCEL 1-004-13-004-0003-0000

That part of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, described as follows: Commencing at the Northeast corner of said Lot 4; thence Northwesterly along the centerline of 18th Avenue a distance of 193.69 feet to the True Place of Beginning; thence deflect left 116°05' a distance of 332.78 feet to a point; thence deflect right 88° a distance of 142.99 feet to a point; thence deflect right 92° a distance of 394.85 feet to the centerline of 18th Avenue; thence deflect right 104°50' along said centerline of 18th Avenue a distance of 58.70 feet to a point; thence deflect right 11°15' along the centerline of 18th Avenue a distance of 17.68 feet to a point; thence continue along said centerline a distance of 78.20 feet to the True Place of Beginning.

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EXCEPTING THEREFROM that part of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, more particularly described as follows: Commencing at the Northeast corner of said Lot 4, said point being the intersection of centerlines of Hillyard Drive and 18th Avenue; thence North 63°53' West along the centerline of 18th Avenue, a distance of 193.69 feet to the True Place of Beginning; thence continue North 63°53' West, 95.88 feet; thence North 75°08' West along said centerline a distance of 58.70 feet; thence South 0°02' West, 144.85 feet; thence Easterly a distance of 142.99 feet, more or less to a point lying South 0°02' West, 82.78 feet from the Place of Beginning; thence North 0°02' East, 82.78 feet to the True Place of Beginning.

AND EXCEPTING THEREFROM that part of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, more particularly described as follows: Commencing at the Northeast corner of said Lot 4, said point being the intersection of centerlines of Hillyard Drive and 18th Avenue; thence North 63°53' West along the centerline of 18th Avenue, a distance of 193.69 feet; thence South 0°02' West, 82.78 feet to the True Place of Beginning; thence continue South 0°02' West, 77.74 feet; thence North 81°08' West, 144.57 feet; thence North 0°02' East, 50.65 feet; thence Easterly a distance of 142.99 feet, more or less to the True Place of Beginning.

TOGETHER WITH that part of that parcel of land conveyed in Instrument Number 243979, records of Asotin County, Washington, said parcel being a portion of Lot 4 in Block T of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 25, records of Asotin County, Washington, more particularly described as follows:

Commencing at the Northeast corner of said Lot 4, said point being the intersection of County Roads commonly known as 18th Avenue and Hillyard Drive (said roads also being referred to as 16th Avenue East and 16th Avenue South, respectively, in portions of said Instrument Number 243979); thence following the centerline of said Hillyard Drive, South 0°00'00" West, a distance of 142.50 feet to the South line of the said conveyed parcel, which is also the North line of an exception parcel as described in said Instrument Number 243979; thence following the South line of the conveyed parcel, South 88°00'00" West, a distance of 154.33 feet to a point on the said South line being the True Point of Beginning; thence continuing South 88°00'00" West, a distance of 20.01 feet to the Southwest corner of said conveyed parcel; thence Northerly along the West line of the conveyed parcel, North 0°00'00" West, a distance of 234.13 feet to the intersection with the North line of said Lot 4 which is also the centerline of said 18th Avenue; thence Easterly along the said North line of Lot 4 and the centerline of 18th Avenue, South 63°51'00" East, a distance of 33.42 feet; thence South 02°37'07" West, a distance of 218.93 feet to the True Point of Beginning.

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