

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>George Comstock</u>	BUYER GRANTEE	2 Name <u>Jerry W. Morris</u>
	<u>Barbara Comstock</u>		<u>Mary Ann Morris</u>
	Mailing Address <u>1531 Thorne Cr. Rd.</u>		Mailing Address <u>2234 Valleyview Drive</u>
	City/State/Zip <u>MOSCOW ID 83843</u>		City/State/Zip <u>Clarkston WA 99403</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 <u>Jerry W. Morris Mary Ann Morris</u>		10410501100030000 <input type="checkbox"/>	
Mailing Address <u>2234 Valleyview Drive</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>174,200.00</u>	

4 Street address of property: 2234 Valleyview Drive, 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 description

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 09/24/18 9/26/18

Gross Selling Price \$	199,999.00
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	0.00
Taxable Selling Price \$	199,999.00
Excise Tax : State \$	2,559.99
Local \$	500.00
*Delinquent Interest: State \$	0.00
Local \$	0.00
*Delinquent Penalty \$	0.00
Subtotal \$	3,059.99
*State Technology Fee \$	5.00 5.00
*Affidavit Processing Fee \$	0.00
Total Due \$	3,064.99

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 [Signature] Name (print) George Comstock Date & city of signing: 9.28.18, Clarkston, WA

Signature of Grantee or Grantee's Agent [Signature] Name (print) Jerry W. Morris Date & city of signing: 9.28.18, 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)).

EXHIBIT "A"

408729

That part of Lot 11 of Block D-1 of Clarkston Heights according to plat recorded in Book C of Plats, page 32, in Asotin County, Washington, more particularly described as follows:

Commencing at the Southwest corner of said Lot 11, said point being on the centerline of the County road 170 feet Northwesterly from the concrete monument at the intersection of centerline of County road; thence Southeasterly along said centerline, 46.2 feet to the True Place of Beginning; thence continue Southeasterly along said centerline 123.8 feet to the concrete monument; thence deflect left $48^{\circ}18'$ along said centerline, 5.43 feet; thence deflect left $78^{\circ}55'$, 183.54 feet; thence deflect left $82^{\circ}47'$, 89.32 feet; thence deflect left $90^{\circ}00'$ 121.91 feet to the true place of beginning, EXCEPTING that portion lying within the County road.

ALSO EXCEPTING THEREFROM that portion deeded to Asotin County by deed #134005 as follows: Commencing at the Southwest corner of Lot 11, Block D-1 of Clarkston Heights, Asotin County, Washington, said point being on the centerline of the County Road; thence Southeasterly along said centerline a distance of 102.39 feet; thence deflect left $90^{\circ}00'$ for a distance of 25.00 feet to the True Point of Beginning, said point being on the Easterly platted right of way line of said road; thence deflect right $90^{\circ}00'$ and proceed around a curve to the left with a radius of 125.78 feet for a distance of 49.32 feet; thence deflect right $75^{\circ}15'$ for a distance of 11.99 feet to a point on said right of way line; thence deflect right $127^{\circ}13'$ for a distance of 55.31 feet to the True Point of Beginning.

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