

**REAL ESTATE EXCISE TAX AFFIDAVIT**

PLEASE TYPE OR PRINT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

This form is your receipt when stamped by cashier.

**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 % sold.

List percentage of ownership acquired next to each name.

SELLER GRANTOR	1 Name <u>Harold E. Hedrick, Jr.</u>	BUYER GRANTEE	2 Name <u>Andrea Hedrick</u>
	Mailing Address <u>615 Riverview Blvd.</u>		Mailing Address <u>615 Riverview Blvd.</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 _____		List assessed value(s)	
Mailing Address _____		<u>1-065-00-008-0001-0000</u> <input type="checkbox"/> <u>\$345,100.00</u>	
City/State/Zip _____		<u>1-001-32-017-0000-0000</u> <input type="checkbox"/> <u>\$108,000.00</u>	
Phone No. (including area code) _____		<u>1-001-16-016-0001-0000</u> <input type="checkbox"/> <u>\$99,700.00</u>	
		<u>1-001-17-112-0001</u> <input type="checkbox"/> <u>\$161,200.00</u>	

4 Street address of property: 615 Riverview Blvd., 618 Riverview Blvd., 715 3rd St., 318 Elm St., Clarkston, WA 99403

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)

See Attached Exhibit A.

5 Select Land Use Code(s):  
11 - Household, single family units

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.

If claiming an exemption, list WAC number and reason for exemption:  
WAC No. (Section/Subsection) 458-61A-009(2) 217 (N)  
Reason for exemption Fulfillment of a Legal Separation filed in Whitman County under Cause No. 18-2-00078-38 RE-RECORD

Type of Document Quit Claim Deed (Corrected)

Date of Document September 6, 2018

Gross Selling Price	\$ _____
*Personal Property (deduct)	\$ _____
Exemption Claimed (deduct)	\$ _____
Taxable Selling Price	\$ _____ 0.00
Excise Tax : State	\$ _____ 0.00
<u>0.0000</u> Local	\$ _____ 0.00
*Delinquent Interest: State	\$ _____
Local	\$ _____
*Delinquent Penalty	\$ _____
Subtotal	\$ _____ 0.00
*State Technology Fee	\$ _____ 5.00
*Affidavit Processing Fee	\$ _____ 5.00
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 Thomas J. Ledgerwood Signature of Grantee or Grantee's Agent Andrea Hedrick

Name (print) Harold E. Hedrick, Jr. attorney Name (print) Andrea Hedrick

Date & city of signing: 1-10-19 Clarkston, WA Date & city of signing: 1-10-19 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)).

real estate situated in the County of Asotin, State of Washington:

1) 615 Riverview Blvd., Clarkston, WA 99403

All that portion of Lots 7 and 8 of Boulevard Addition to Clarkston according to the recorded plat thereof, lying between the South line of said Lot 7 and a line parallel thereto and 49.32 feet Northerly therefrom when measured at right angles, and lying between the North Line of said Lot 8 and a line parallel thereto and 75.68 feet Southerly therefrom when measured at right angles.

There is EXCEPTED therefrom all that portion lying Easterly of a line described as follows: Beginning at a point lying North  $07^{\circ}03'40''$  West a distance of 2,872.22 feet from the meander corner between Sections 21 and 28 in the Township 11 North, Range 46 East of the Willamette Meridian; thence South  $10^{\circ}49'06''$  East to a point on the South line of said Lot 8 and the point of terminus of the above described line.

SUBJECT TO: Easements and Right of Way Deed granting to the City of Clarkston and the public, recorded April 19, 1996 under Instrument No. 94643, records of Asotin County, Washington.

SUBJECT TO: Rights of the public in and to adjacent streets and alleys.

Parcel Number: 1-065-00-008-0001-0000

2) 618 Riverview Blvd, Clarkston, WA 99403

The South half of Lot 16 and all of Lot 17, Block 32 of Clarkston, According to the Plat recorded in Book B of Plats, Page (s) 12, in Asotin County, Washington.

Parcel Number: 1-001-32-017-0000-0000

3) 715 3<sup>rd</sup> Street, Clarkston, WA 99403

Lot 15 and the North half of Lot 16 of Block 16 of Clarkston according to plat recorded in Book B of Plats, Page 3 in Asotin County, Washington.

Parcel Number: 1-001-16-016-0001-0000

4) 318 Elm Street, Clarkston, WA 99403

An undivided one-half interest in the following described parcel: Commencing at the Southwest corner of Lot 12, Block 17 of Clarkston, Washington thence South along the East line of 4<sup>th</sup> Street a distance of 200 feet to the place of beginning; thence continuing South along the East line of 4<sup>th</sup> Street a distance of 100 feet to the North line of Elm Street; thence East along the North line of Elm Street a distance of 66.25 feet; thence North at right angles a distance of 100 feet; thence West at right angles a distance of 66.25 feet to the place of beginning, being part of NW1/4 SE1/4 Section 21, Township 11 North, Range 46 East of the Willamette Meridian.

Parcel Number: 1-001-17-112-0001

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