

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, indicate % sold. List percentage of ownership acquired next to each name.

1 SELLER IF APPLICABLE	Name: <u>JONATHAN MARK SMITH, PERSONAL REP. FOR ESTATE OF DAVID LAYON SMITH, DECEASED</u>	2 BUYER IF APPLICABLE	Name: <u>JONATHAN MARK SMITH</u>
	Mailing Address: <u>15625 BREWER ROAD</u>		Mailing Address: <u>15625 BREWER ROAD</u>
	City/State/Zip: <u>OTISCO IN 47163</u>		City/State/Zip: <u>OTISCO IN 47163</u>
	Phone No. (including area code): <u>(812) 406-6922</u>		Phone No. (including area code): <u>(812) 406-6922</u>

3 Send all property tax correspondence to: Same as Buyer Grantee

Name: _____
Mailing Address: _____
City, State/Zip: _____
Phone No. (including area code): _____

4 List all real and personal property tax parcel account numbers - (check box if personal property)	Last assessed values:
<u>1 041 29 003 0003 0000</u> <input type="checkbox"/>	<u>163,800</u>
<u>1 041 29 003 0005 0000</u> <input type="checkbox"/>	<u>187,900</u>
_____ <input type="checkbox"/>	_____
_____ <input type="checkbox"/>	_____

4 Street address of property: 1640 Rankin Hill, Clarkston, WA 99403 AND 1642 Rankin Hill, 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)
For 1640 Rankin Hill, Clarkston, WA 99403, Parcel No. 1 041 29 003 0003 0000 see Exhibit A attached hereto
For 1642 Rankin Hill, Clarkston, WA 99403, Parcel No. 1 041 29 003 0005 0000, see Exhibit B attached hereto

5 Select Land Use Category:

11 - Forest Land, Forest Land Uses

enter any additional codes: _____
(See back of last page for instructions)

Was the seller receiving a property tax exemption or deferral under chapters 81.10, 81.17, or 81.18 RCW (except for organizations, senior citizens, or disabled persons, homeowner with limited income)?

YES NO

6 Is this property designated as forest land per chapter 81.10 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 historic property per chapter 81.26 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 corresponding or additional taxes will be due and payable by the seller or transferor at the time of sale. (RCW 84.34.140 or RCW 84.34 - 101) 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 81.26 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-202 (b)(4)
Reason for exemption: Instantaneous Devise

Type of Document: Personal Representative's Deed

Date of Document: 2/6/2019

Gross Selling Price \$	<u>0</u>
*Personal Property (deduct) \$	_____
Exemption Claimed (deduct) \$	<u>0</u>
Taxable Selling Price \$	<u>0.00</u>
Excise Tax - State \$	<u>0.00</u>
Excise Tax - Local \$	<u>0.00</u>
*Delinquent Interest - State \$	_____
Local \$	_____
*Delinquent Penalty \$	_____
Subtotal \$	<u>0.00</u>
*State Technology Fee \$	<u>5.00</u>
*Affidavit Processing Fee \$	<u>0.00</u>
Total Due \$	<u>10.00</u>

A MINIMUM OF \$10.00 IS DUE IN FEES AND/OR TAX
*SEE INSTRUCTIONS

1 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of Grantor or Grantor's Agent: [Signature] Signature of Grantee or Grantee's Agent: [Signature]

Name (print): JONATHAN MARK SMITH, PERSONAL REP Name (print): JONATHAN MARK SMITH

Date & city of signing: 2/6/2019 Jeffersonville IN Date & city of signing: 2/6/2019 Jeffersonville IN

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 2A 073(1)(c)).

REV 841001a (06/06/17) THIS SPACE - FEE PAID ONLY COUNTY TREASURER

CASH \$10.00

FEB - 7 2019
ASOTIN COUNTY
TREASURER

51910
51940

Exhibit A

**Parcel One, commonly known as 1640 Rankin Hill, Tax Parcel Number: 1 041
29 003 0003 0000:**

That part of Lot 2 and Lot 3 of Block "1-2" of Clarkston Heights, Asotin County, Washington, described as follows: commencing at the Southwest corner of said Lot 3, said point being on the centerline of 6th Avenue; thence North, along the West line of said Lot 3, a distance of 340.26 feet, to the Southeasterly line of Meadowlark Terrace Addition; thence North 50°33' East, along said Southeasterly line, 219.45 feet to the Point of Beginning; thence South 8°36'46" East 99.78 feet; thence South 54°55'07" East 135.02 feet, more or less to the Westerly right-of-way of revised Rankin Hill Road, Instrument No: 162154; thence North 16°42'39" East, along said right-of-way line, 62.19 feet; thence along the revised Rankin Hill Road right-of-way Instrument No. 162751, North 23°00'18" East 45.89 feet; thence North 16°42'57" East 101.60 feet, to the South line of that parcel deeded to Beverly Tucker by Instrument No. 288422 records of Asotin County, Washington; thence South 83°09'28" West, along said South line, 191.84 feet more or less to the Point of Beginning, (containing 23,188. Sq. ft.)

51940

Exhibit B

Parcel Two, commonly known as 1642 Rankin Hill, Tax Parcel Number: 1 041 29 003 0005 0000:

That part of Lot 3, Block "I-2" of Clarkston Heights, Asotin County, Washington, described as follows: commencing at the Southwest corner of said Lot 3, said point being on the centerline of 6th Avenue; thence North, along the West line of said Lot 3, a distance of 36.66 feet to the revised North right-of-way line of 6th Avenue, as described in instrument No. 162752 records of Asotin County, Washington and the Point of Beginning; thence continuing North, along said West line, 303.60 feet, to the Southeasterly line of Meadowlark Terrace Addition; thence North 50°33'00" East, along said Southeasterly line, 219.45 feet; thence South 8°36'46" East 99.78 feet; thence South 54°55'07" East 135.02 feet, more or less to the Westerly right-of-way of revised Rankin Hill Road, Instrument No. 162154; thence along said right-of-way line, South 16°43'00" West 43.00 feet; thence along a curve to the right having a radius of 305 feet and a central angle of 16°15'52" a distance of 86.58 feet; thence South 43°40'00" West 43.47 feet; thence South 45°16'00" West 26.01 feet to the East line of that parcel deeded to Curt Helsor by Instrument No. 259828 records of Asotin County, Washington; thence North 2°57'00" East, along said East line, 118.46 feet; thence South 87°53'22" West, along said Helsors North line, 201.00 feet; thence South 207.88 feet to the said 6th Avenue revised right-of-way; thence South 79°14'00" West 3.05 feet to the Point of Beginning. (containing 45,699 sq. ft).

TOGETHER WITH an easement for ingress, egress and utilities over, under and across that part of Lot 3, Block "I-2" of Clarkston Heights, Asotin County, Washington described as follows: a 30 foot strip being 15 feet on both sides of the following described centerline and its extensions thereof: commencing at the Southwest corner of said Lot 3, said point being on the centerline of 6th Avenue, thence North, along the East line of said Lot 3, a distance of 340.26 feet, to the Southeasterly line of Meadowlark Terrace Addition; thence North 50°33' East, along said Southeasterly line, 18.88 feet to the Point of Beginning; thence North 37°28'51" West 88.50 feet, more or less, to the Southeasterly right-of-way of a 45 foot radius cul-de-sac on Stafford Drive and the terminus of said centerline.

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FILED

2017 NOV 14 PM 2:42

MCKENZIE KELLEY
ASST. CLERK

SUPERIOR COURT OF WASHINGTON
FOR ASOTIN COUNTY

Estate of

DAVID LAVON SMITH,

Deceased.

NO. 17-4-00081-02

LETTERS OF ADMINISTRATION
(RCW 11.28.100)

The above named Decedent died intestate on September 25, 2017, leaving property in this state subject to administration.

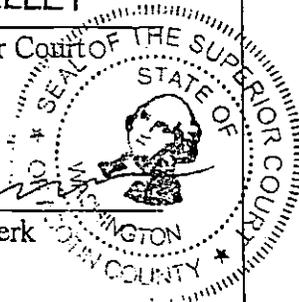
JONATHAN MARK SMITH is appointed by the Court as Administrator of the estate, and is authorized to administer the estate according to law.

Witness my hand and the seal of this Court on the 14th day of November, 2017.

MCKENZIE KELLEY

Clerk of the Superior Court

By: *[Signature]*
Deputy Clerk



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STATE OF WASHINGTON)

: ss.

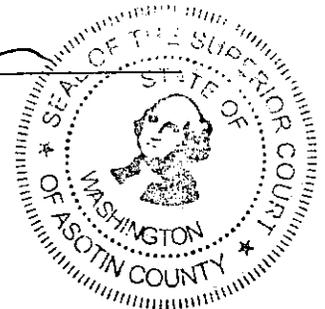
County of Asotin)

I, McKenzie A. Kelley, County Clerk of the County of Asotin, State of Washington, an ex-officio Clerk of the Superior Court of the State of Washington for Asotin County, do hereby certify that the within and foregoing is a full, true and correct copy of the Letters of Administration and of the whole thereof, as the same are now on file and of record in the above-entitled cause in my office and custody. Said Letters have never been revoked and are still in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of this Superior Court this 14th day of November, 2017.

County Clerk & Ex-officio
Clerk of the Superior Court

By *Ken Chum*
Deputy



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