Department of Revenue Washington State

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.

1 SELLER GRANTOR

Name The Hay Family Trust, Charles & Lillian Hay, Trustees

Mailing Address P.O. Box 368

City/State/Zip Clarkston, WA 99403

Phone No. (including area code)

2 BUYER GRANTEE

Name Charles & Lillian Hay

Mailing Address P.O Box 368

City/State/Zip Clarkston, WA 99403

Phone No. (including area code)

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

Name

Mailing Address

City/State/Zip

Phone No. (including area code)

List all real and personal property tax parcel account numbers – check box if personal property	List assessed value(s)
1-235-01-002-0000 ☐	$314,500.00
☐	
☐	
☐	

4 Street address of property: 432 Silcott Hills Terrace, 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, which is incorporated by this reference.

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) 458-61A-211 (2)(h)

Reason for exemption Transfering property out of a trust into the trustess names, therefore extinguishing the trust.

Type of Document QUIT CLAIM DEED

Date of Document 2-13-19

Gross Selling Price	$
*Personal Property (deduct)	$
Exemption Claimed (deduct)	$
Taxable Selling Price	$ 0.00
Excise Tax : State	$ 0.00
0.0025 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

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 Charles W Hay

Name (print) Lillian M Hay

Date & city of signing: 2/13/19 Clarkston

Signature of Grantee or Grantee's Agent Charles W Hay

Name (print) Lillian M. Hay

Date & city of signing: 2/13/19 Clarkston

PAID FEB 27 2019

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)).

REV 84 0001a (09/06/17) THIS SPACE - TREASURER'S USE ONLY COUNTY TREASURER

C-HAY CK# 6882 2

ASOTIN COUNTY TREASURER

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EXHIBIT A

Lot 2 of Block 1 of Silcott Hills Addition according to the recorded plat thereof, records of Asotin County, Washington

SUBJECT TO:	Easement, including terms and provisions contained therein in documents:
RECORDED:	March 12, 1940
Instrument No:	11918 (Book 46 of Deeds, page 72)
In Favor Of:	The Washington Water Power Company, a corporation, its successors and assigns
For:	Right of way
Affects:	Said land and other property

SUBJECT TO:

Easements and Restrictions, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin ti the extent such covenants, conditions or restrictions violate 42 USC 3604(c), as shown by recorded plat thereof, recorded July 12, 1979 under instrument number 143954, records of Asotin County, Washington. Amended Easements and Restrictions, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin ti the extent such covenants, conditions or restrictions violate 42 USC 3604(c), as shown by recorded plat thereof, recorded July 31, 1979 under instrument number 144199, records of Asotin County, Washington.

Amended Easements and Restrictions, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin ti the extent such covenants, conditions or restrictions violate 42 USC 3604(c), as shown by recorded plat thereof, recorded August 22, 1979 under instrument number 144541, records of Asotin County, Washington.

SUBJECT TO:

Covenants, Conditions, Restrictions, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin ti the extent such covenants, conditions or restrictions violate 42 USC 3604(c), as shown by recorded plat thereof, recorded July 19, 1985 under instrument number 166561, records of Asotin County, Washington.

SUBJECT TO:

All right of way for the Public Utilities and public roads as the same now exist over and across the herein described property.

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