

**REAL ESTATE EXCISE TAX AFFIDAVIT**

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

This form is your receipt when stamped by cashier.

PLEASE TYPE OR PRINT

**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>Victor J. Dalosto and Dawna L. Dalosto</u> <u>husband and wife</u>	BUYER GRANTEE	2 Name <u>Victor and Dawna's Restaurant, LLC.</u> <u>a Washington limited liability company</u>
	Mailing Address <u>P.O. Box 178</u>		Mailing Address <u>P.O. Box 178</u>
	City/State/Zip <u>Asotin, WA 99402</u>		City/State/Zip <u>Asotin, WA 99402</u>
	Phone No. (including area code) <u>(509) 243-4869</u>		Phone No. (including area code) <u>(509) 243-4869</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 _____		List assessed value(s)	
Mailing Address _____		<u>6-002-08-004-0002-0000</u> <input type="checkbox"/> <u>\$145,400</u>	
City/State/Zip _____		<u>1-002-08-004-0003-0000</u> <input type="checkbox"/> <u>\$40,000</u>	
Phone No. (including area code) _____		_____ <input type="checkbox"/>	
_____ <input type="checkbox"/>		_____ <input type="checkbox"/>	

4 Street address of property: 800 Diagonal Street  
This property is located in 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.  
Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)  
Please see the attached Exhibit A.

5 Select Land Use Code(s):  
58 - Retail trade - eating and drinking (restaurants, bars)  
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 If any answers are yes, complete as instructed below.  
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

(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)(a)  
Reason for exemption \_\_\_\_\_  
A transfer by individuals to a limited liability company with the same prorata interests.

Type of Document Quitclaim Deed  
Date of Document 03/01/2019

Gross Selling Price \$	0.00
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	0.00
Taxable Selling Price \$	0.00
Excise Tax : State \$	0.00
<u>0.0025</u> Local \$	0.00
*Delinquent Interest: State \$	0.00
Local \$	0.00
*Delinquent Penalty \$	0.00
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 <u>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
Name (print) <u>Victor J. Dalosto</u>	Name (print) <u>Dawna L. Dalosto, Member</u>
Date & city of signing: <u>03/01/2019 Clarkston</u>	Date & city of signing: <u>03/01/2019 Clarkston</u>

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state reformatory 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

Parcel I:

That portion of Lot 4, Block 8, West of Clarkston, Asotin County, Washington, described as follows:

Commencing at the Northwest corner of said Lot 4; thence due East along the North boundary of said Lot 4 a distance of 100 feet; thence due South parallel to the West boundary of said Lot 4 a distance of 132.57 feet; thence due West parallel to the North boundary of said Lot 4 a distance of 100 feet; thence due North along the West boundary of said Lot 4 a distance of 132.57 feet to the Place of Beginning, according to the recorded plat thereof.

Less and excepting therefrom that portion described on Record of Survey recorded October 17, 1990, as Instrument No. 188424.

Parcel II:

That portion of Lot 4, Block 8, West of Clarkston, Asotin County, Washington, lying East of the line parallel to and distant Easterly at right angles 100 feet from the West line of said Lot 4, Block 8, West of Clarkston, Asotin County, Washington, according to the recorded plat thereof.

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