

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 % 50 sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>William Arthur Larson, Linda Marie Keller,</u>	2 BUYER GRANTEE	Name <u>LKL Development LLC</u>
	<u>Michael John Larson and Jean M. Larson</u>		<u>a Washington limited liability company</u>
	Mailing Address <u>PO Box 96</u>		Mailing Address <u>PO Box 96</u>
	City/State/Zip <u>Clarkston, Wa 99403</u>		City/State/Zip <u>Clarkston, WA 99403</u>
	Phone No. (including area code) <u>(509) 758-2152</u>		Phone No. (including area code) <u>(509) 758-2152</u>

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

See Attached Schedule

List assessed value(s)

4 Street address of property: _____
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 Schedule

5 Select Land Use Code(s):
83 - Agriculture classified under current use chapter 84.34 RCW
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)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

	YES	NO
Is this property designated as forest land per chapter 84.33 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is this property receiving special valuation as historical property per chapter 84.26 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

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.
Bar Walker 5/23/19
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
William A. Larson
PRINT NAME
William A. Larson, Manager

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(2a)
Reason for exemption _____
Transfer to LLC

Type of Document Statutory Warranty Deed
Date of Document 5/7/19

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>William Arthur Larson</u>	Signature of Grantee or Grantee's Agent <u>William A. Larson</u>
Name (print) <u>William Arthur Larson</u>	Name (print) <u>William A. Larson, Manager</u>
Date & city of signing: <u>May 7, 2019; Lewiston, ID</u>	Date & city of signing: <u>May 7, 2019; Lewiston, ID</u>

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)).

ATTACHED SCHEDULE TO
REAL ESTATE EXCISE TAX AFFIDAVIT

Part 3 - Tax Parcel Numbers:

2 010 44 011 4200-0000; 1 788 00 002 0000 0000; 1 788 00 001 2002 0000;
2 011 45 021 3500 0000; 2 011 45 028 0000 0000; 2 011 45 029 8000 0000;
2 011 45 029 4000 0000; 2 011 45 032 1500 0000; 2 011 45 033 2000 0000

Part 4 - Legal Description:

Parcel 1:

Part of the Southeast Quarter of Section 11, Township 10 North, Range 44 East of the Willamette Meridian:

The Southeast Quarter of Section 11

EXCEPTING THEREFROM Township 10 North, Range 44 East of the Willamette Meridian

Part SE $\frac{1}{4}$ Beginning at the S.E. Corner of Section 11

thence N.89°32'03"W. 2663.43 along Section line to the S.W. Corner of the SE $\frac{1}{4}$ of Section 11;

thence N.00°12'13"E. 439.37 along the West Boundary of the SE $\frac{1}{4}$ of Section 11 to a fence;

thence N.64°25'17"E., 1795.68 along a fence

thence, S.16°56'45"E. 160.22 along a fence

thence N.69°02'32"E. 1066.43 along a fence to the East Boundary of Section 11;

thence S.00°01'09"W. 1464.49 along Section line to the S.E. Corner of Section 11 to the Point of Beginning.

ALSO EXCEPTING THEREFROM that part of the Northeast Quarter of the Southeast Quarter of Section 11 of Township 10 North, Range 44 East, W.M., Asotin County, Washington, more particularly described as follows: Beginning at the Northeast corner of said Northeast Quarter of the Southeast Quarter; thence Southerly along the East line of said Northeast Quarter of Southeast Quarter a distance of 955.63 feet; thence S. 71°00' W. a distance of 1026.3 feet; thence N. 23°45' E. a distance of 1409.1 feet to a point on the North line of said Northeast Quarter of Southeast Quarter; thence Easterly along said North line a distance of 462.88 feet to the place of beginning.

Assessor's Parcel No. 2 010 44 011 42000000

Parcel 2:

Block 2, Lot 1 of the Snake River Estates Addition, according to the recorded plat thereof, recorded on August 27, 2018, as Instrument No. 359038, in the official records of Asotin County, Washington.

Assessor's Parcel No. 1-788-00-002-0000

Parcel 3:

Block 1, Lot 2 of the of the Snake River Estates Addition, according to the recorded plat thereof, recorded on August 27, 2018, as Instrument No. 359038, in the official records of Asotin County, Washington.

Assessor's Parcel No. 1-788-00-001-2002-0000

Parcel 4:

That portion of the West Half of Section 21, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington, lying Southerly of the following described Lower Granite Boundary Take Line:

Commencing at the Southwest corner of the Southwest Quarter of Section 20, thence North $01^{\circ}33'11''$ East 811.58 feet to a point lying on the West line of said Section 20 and the TRUE POINT OF BEGINNING; thence North $66^{\circ}51'21''$ East, a distance of 212.90 feet; thence North $66^{\circ}36'16''$ East, a distance of 316.27 feet to an iron pin on the Lower Granite Boundary Take Line; thence North $66^{\circ}36'16''$ East, a distance of 232.89 feet to Corps of Engineers' Monument No. 1000-2A; thence South $82^{\circ}02'52''$ East, a distance of 64.69 feet to Corps of Engineers' Monument No. 1000-3A; thence South $58^{\circ}14'54''$ East a distance of 301.67 feet to Corps of Engineers' Monument No. 1000-3B; thence South $29^{\circ}06'29''$ East, a distance of 312.78 feet; thence South $75^{\circ}35'14''$ East, a distance of 996.36 feet; thence South $02^{\circ}21'12''$ West, a distance of 292.25 feet; thence South $76^{\circ}18'23''$ East, a distance of 202.76 feet; thence North $12^{\circ}35'29''$ East, a distance of 298.17 feet; thence South $78^{\circ}23'33''$ East, a distance of 188.86 feet; thence South $73^{\circ}11'50''$ East, a distance of 546.08 feet; thence South $73^{\circ}08'53.5''$ East a distance of 1,259.07 feet; thence South $85^{\circ}21'17.7''$ East, a distance of 642.11 feet; thence North $81^{\circ}21'25.9''$ East a distance of 1,011.49 feet; thence North $67^{\circ}31'59.7''$ East, a distance of 719.62 feet; thence North $49^{\circ}17'36.4''$ East, a distance of 1,180.65 feet; thence North $33^{\circ}21'58.9''$ East, a distance of 981.83 feet; thence North $46^{\circ}18'43''$ East, to a point lying West, a distance of 30 feet from the east line of the west half of said Section 21; thence South and parallel with the east line of the said west half, a distance of 840.0 feet;

thence North 50°49' East to a point on the east line of the west half of said Section 21 and the point of terminus of the above-described line.

EXCEPTING THEREFROM that part of the West Half of Section 21, Township 11 North, Range 45 East, W.M., Asotin County, Washington, more particularly described as follows:

Commencing at the Southeast corner of the West Half of Section 21; thence North 2°26'17" West, along the East line of the West Half a distance of 772.89 feet to the TRUE PLACE OF BEGINNING;

Thence continue North 2°26'17" West, along the East Line a distance of 620.61 feet to Corps of Engineers Monument No. 1000-12-A-2, said point being on the Lower Granite Dam Boundary Take Line;

Thence North 1°12'16" West along said Take Line a distance of 166.53 feet;

Thence South 36°54' West 384.41 feet;

Thence South 59°23' West 532.06 feet;

Thence South 67°45' East 270.75 feet;

Thence South 14°22' East 260.60 feet;

Thence North 70°00' East 429.24 feet to the TRUE PLACE OF BEGINNING, a parcel containing 7.02 acres, more or less.

Assessor's Parcel No. 2 011 45 021 3500 0000

Parcel 5:

Section 28, Township 11 North, Range 45 East of the W.M. Asotin County, Washington.

EXCEPTING THEREFROM a part of Section 28,
Beginning at the S.E. Corner of Section 28
thence S.89°53'37"W. 2694.94 feet to the S.W. Corner of SE¼
thence S.89°53'37"W. 1151.83 along Section line to a fence
thence N.05°16'32" E. 549.19 along a fence
thence S.89°14'57"E. 385.68 along a fence
thence N.40°06'33"E. 518.72 along a fence
thence N.13°44'56"E. 390.95 along a fence
thence N.27°09'51"E. 504.47 along a fence
thence S.76°19'38"E. 48.39 along a fence
thence N.02°09'10"W. 583.53 along a fence
thence N.07°32'56"E. 413.89 along a fence
thence N.04°30'35"E. 753.40 along a fence
thence N.80°05'03"E. 451.13 along a fence
thence N.71°45'44" E. 615.41 along a fence
thence N.65°06'19"E. 754.23 along a fence
thence S.89°23'29"E. 205.32 along a fence

thence N.89°04'39"E 761.36 along a fence to East line of Section 28;
thence S.00°54'44"W. 4091.40 more or less along Section line to the POINT OF
BEGINNING.

Assessor's Parcel No. 2 011 45 028 0000 0000

Parcel 6:

That part of the North Half of Section 29, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington, lying East of Silcott Grade Road and South of the Lower Granite Boundary Take line, EXCEPTING therefrom Matt's Addition, according to the official plat thereof, recorded on December 06, 2012, as instrument No. 333031, Official Records of Asotin County, Washington.

Assessor's Parcel No. 2 011 45 029 8000 0000

Parcel 7:

The Southeast Quarter of Section 29, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington.

Assessor's Parcel No. 2 011 45 029 4000 0000

Parcel 8:

The East Half of the Northeast Quarter of Section 32, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington.

EXCEPTING THEREFROM that part of the NE ¼,
Beginning at the S.E Section Corner of the NE¼ of Section 32,
thence S.89°52'40"W. 601.97 along the County Road
thence N. 22°17'41" W. 395.60 along the County Road
thence N.42°18'18" W. 272.34 along the County Road
thence. N.27°02'39"W. 956.00 along the County Road
thence N.39°57'17" E. 119.25 along the County Road
thence N.79°29'58"E. 64.71 to a fence Corner
thence N.79°29'58" E. 525.14 along a fence
thence N.76°55'57" E. 429.40 along a fence
thence S. 48°58'46" E. 139.02 along a fence
thence S. 63°30'10" W. 6.90 along a fence
thence S. 34°40'10" E. 391.08 along a fence to the east line of Section 32
thence S. 01°08'03" W. 1298.57 to the Point of Beginning.

Assessor's Parcel No. 2 011 45 032 1500 0000

Parcel 9:

The Northwest Quarter of Section 33, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington.

EXCEPTING THEREFROM part of the NW¼ of Section 33, Township 11 North, Range 45 East of the Willamette Meridian

Beginning at the Southwest Corner of the NW¼ of said Section 33,
thence N.01°08'03"E. 1298.57 along the section line to a fence,
thence S.34°40'10"E. 197.94 along a fence
thence N.77°24'58"E. 279.11 along a fence
thence N.26°52'56"E. 458.41 along a fence
thence S.82°28'03"E. 875.63 along a fence
thence N.05°16'32" E. 1197.73 more or less along a fence to the north line of
Section 33
thence N.89°53'37"E. 1151.83 to the Northeast Corner of the NW¼
thence S.01°01'22"W. 2679.87 to the Southeast Corner of the NW¼
thence S.89°52'40"W. 2700.17 more or less to the Point of Beginning

Assessor's Parcel No. 2 011 45 033 2000 0000

ATTACHED SCHEDULE TO
REAL ESTATE EXCISE TAX AFFIDAVIT

24-
0200

Part 3 - Tax Parcel Numbers:			
2400	10,185	75,000	5640
2 010 44 011 4200-0000;	1 788 00 002 0000 0000;	1 788 00 001 2002 0000;	
32,200 2 011 45 021 3500 0000;	2 011 45 028 0000 0000;	2 011 45 029 8000 0000;	1370
2 011 45 029 4000 0000;	2 011 45 032 1500 0000;	2 011 45 033 2000 0000	
2400	6700	16,210	

Part 4 - Legal Description:

Parcel 1:

Part of the Southeast Quarter of Section 11, Township 10 North, Range 44 East of the Willamette Meridian:

The Southeast Quarter of Section 11

EXCEPTING THEREFROM Township 10 North, Range 44 East of the Willamette Meridian

Part SE¼ Beginning at the S.E. Corner of Section 11

thence N.89°32'03"W. 2663.43 along Section line to the S.W. Corner of the SE¼ of Section 11;

thence N.00°12'13"E. 439.37 along the West Boundary of the SE¼ of Section 11 to a fence;

thence N.64°25'17"E., 1795.68 along a fence

thence, S.16°56'45"E. 160.22 along a fence

thence N.69°02'32"E. 1066.43 along a fence to the East Boundary of Section 11;

thence S.00°01'09"W. 1464.49 along Section line to the S.E. Corner of Section 11 to the Point of Beginning.

ALSO EXCEPTING THEREFROM that part of the Northeast Quarter of the Southeast Quarter of Section 11 of Township 10 North, Range 44 East, W.M., Asotin County, Washington, more particularly described as follows: Beginning at the Northeast corner of said Northeast Quarter of the Southeast Quarter; thence Southerly along the East line of said Northeast Quarter of Southeast Quarter a distance of 955.63 feet; thence S. 71°00' W. a distance of 1026.3 feet; thence N. 23°45' E. a distance of 1409.1 feet to a point on the North line of said Northeast Quarter of Southeast Quarter; thence Easterly along said North line a distance of 462.88 feet to the place of beginning.

Assessor's Parcel No. 2 010 44 011 42000000

52211