Department of Revenue Washington State

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

PLEASE TYPE OR PRINT

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 of property

If multiple owners, list percentage of ownership next to name.

1 SELLER GRANTOR

Name: Lance D. Tannahill
Sarah E. Tannahill
Mailing Address: 3168 Hallgren Dr.
City/State/Zip: Clarkston, WA 99403
Phone No. (including area code):

2 BUYER GRANTEE

Name: James Mundell
Beverly Mundell
Mailing Address: 1018 Fair St.
City/State/Zip: Clarkston, WA 99403
Phone No. (including area code):

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

Name: James Mundell and Beverly Mundell
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)
11320008300000000 ☐	82,400.00
☐	
☐	
☐	

4 Street address of property: 1018 Fair Street

This property is located in ☐ unincorporated Asotin County OR within ☒ city of 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.

See attached legal

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):

Reason for exemption:

Type of Document: Statutory Warranty Deed (SWD)

Date of Document: 06/18/19

Gross Selling Price	$ 164,999.00	
*Personal Property (deduct)	$ 0.00	
Exemption Claimed (deduct)	$ 0.00	
Taxable Selling Price	$ 164,999.00	
Excise Tax : State	$ 2,111.99	
Local	$ 412.50	
*Delinquent Interest: State	$ 0.00	
Local	$ 0.00	
*Delinquent Penalty	$ 0.00	
Subtotal	$ 2,524.49	
*State Technology Fee	$ 5.00	5.00
*Affidavit Processing Fee	$ 0.00	
Total Due	$ 2,529.49	

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**:
Name (print): Lance D. Tannahill
Date & city of signing: 6-19-19 Clarkston

Signature of **Grantee or Grantee's Agent**: James E. Mundell
Name (print): James Mundell
Date & city of signing: 6-24-19 Clarkston

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 (6/26/14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

PAID

JUN 26 2019

ASOTIN COUNTY TREASURER

Atec CK 28363 BF

052304

EXHIBIT "A"

436149

That part of the Northeast Quarter of the Northwest Quarter of Section 21, Township 11 North, Range 46 East of the Willamette Meridian, Asotin County, Washington, described as follows:

From the stone monument at the intersection of the centerlines of 11th and Fair Street in Clarkston, Asotin County, Washington, West along the centerline of Fair Street a distance of 25 feet; thence

At right angles North a distance of 30 feet to the North side of Fair Street; thence

East along the North side of Fair Street a distance of 47.5 feet to the True Point of Beginning; thence

Continue along the North side of Fair Street a distance of 100 feet; thence

At right angles North a distance of 100 feet; thence

At right angles West a distance of 100 feet; thence

At right angles South a distance of 100 feet to the True Point of Beginning.