

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 of property

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

SELLER GRANTOR	Name <u>Robert P. Leer and Stephanie B. Leer</u>	BUYER GRANTEE	Name <u>Robert P. Leer and Stephanie B. Leer, Trustees, or their successors in interest, of The Leer Family Trust dated June 13, 2019, and any amendments thereto</u>
	Mailing Address <u>2146 Allen Drive</u>		Mailing Address <u>2146 Allen Drive</u>
	City/State/Zip <u>Clarkston, WA 99403</u>		City/State/Zip <u>Clarkston, WA 99403</u>
	Phone No.(including area code) <u>(509) 758-3075</u>		Phone No.(including area code) <u>(509) 758-3075</u>
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 _____		100% 1-041-05-007-0000-0000,	
Mailing Address _____		50% 1-041-05-011-0002-0000,	
City/State/Zip _____		_____	
Phone No.(including area code) _____		_____	
		List Assessed value(s)	
		439,300	
		121,300	

Street address of property: 2146 Allen Drive, Clarkston

This property is located in Asotin County Required (For Unincorporated locations please select your 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

Select Land Use Code(s):
11 - Household, single family units

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

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)

NEW OWNERS(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

List all personal property (tangible and intangible) included in selling price.
None

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) WAC 458-61A-211(2)(g)

Reason for Exemption Transferred to revocable living trust of which grantors are settlors and beneficiaries

Type of Document Statutory Quitclaim Deed

Date of Document 7/18/2019

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 \$ _____

Local \$ _____

*Delinquent Penalty \$ _____

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

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

Signature of Grantor or Grantor's Agent: Stephanie B Leer
Signature of Grantee or Grantee's Agent: Robert P. Leer

Name (Print): Robert P. and Stephanie B. Leer Name (Print): Robert P. and Stephanie B. Leer

Date & city of signing: July 18, 2019, Clarkston, Washington Date & city of signing: July 18, 2019, Clarkston, Washington

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 (09/22/15) THIS SPACE - TREASURER'S USE ONLY COUNTY TREASURER

MCKAY-LEWIS LAW
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CK #1193 AK

PAID
JUL 22 2019
ASOTIN COUNTY
TREASURER

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Exhibit A

Parcel I (commonly known as 2146 Allen Drive)

Lot 7 and that part of Lots 6 and 11 of Block "D-1" of Clarkston Heights, Asotin County, Washington, more particularly described as follows: Beginning at the Southeast corner of said Lot 6: thence South $45^{\circ}22' \frac{1}{2}''$ East, 76.8 feet; thence South $20^{\circ}38' \frac{1}{2}''$ West, 54.0 feet; thence South $70^{\circ}21' \frac{1}{2}''$ East, 122.0 feet; thence South $20^{\circ}38' \frac{1}{2}''$ West, 144.0 feet to a point on the North right-of-way line of Allen Drive; thence South $70^{\circ}21' \frac{1}{2}''$ East along said right-of-way line a distance of 16.61 feet; thence North $78^{\circ}34' \frac{1}{2}''$ East, along said right-of-way line a distance of 19.50 feet; thence North $11^{\circ}50' \frac{1}{2}''$ East, 234.51 feet; thence South $57^{\circ}21' \frac{1}{2}''$ East, 100.0 feet; thence South $70^{\circ}25' \frac{1}{2}''$ East, 197.0 feet; thence North $14^{\circ}45' \frac{1}{2}''$ East, 242.8 feet; thence North $65^{\circ}17' \frac{1}{2}''$ West, 81.0 feet; thence North $4^{\circ}55' \frac{1}{2}''$ West, 125.0 feet; thence South $62^{\circ}52' \frac{1}{2}''$ West, 483.8 feet to the place of beginning.

AND

A parcel of land located in Lot 11 of Block "D-1" of Clarkston Heights, according to the official Plat thereof, filed in Book C of Plats at Page 30 Official Records of Asotin County, Washington, described as follows: Beginning at the northwest corner of Lot 11; thence along the North line of thereof, $S.47^{\circ}52'32''E.$, 76.80 feet; thence $S.18^{\circ}08'23''W.$, 47.11 feet; thence $N.52^{\circ}03'31'' W.$, 90.37 feet to the West line of Lot 11; thence along said West line, $N.35^{\circ}26'28'' E.$, 49.97 feet to the Point of Beginning, containing 0.09 acres, more or less.

AND

A part of Lots 6 and 11 of Block "D-1" of Clarkston Heights, according to the official Plat thereof, filed in Book C of Plats at Page 30, Official Records of Asotin County, Washington, described as follows: Commencing at the Southwest corner of Lot 11, said point being on the centerline of Valleyview Drive and located $N.24^{\circ}33'32''W.$, 170.00 feet from the monument at the intersection of Valleyview Drive and Ben Johnson Road; thence along the West line of said Lot 11, $N.35^{\circ}26'28''E.$, 461.82 feet to the Northwest corner of said Lot 11; thence along the North line of Lot 11, $S.47^{\circ}52'32''E.$, 76.80 feet; thence $S.18^{\circ}08'23''W.$, 47.11 feet ; thence $S.72^{\circ}51'32''E.$ 104.96 feet; thence $S.12^{\circ}44'54''W.$, 6.91 feet to the Point of Beginning: thence $S.72^{\circ}51'32''E.$, 16.39 feet; thence $S.18^{\circ}08'28''W.$, 133.99 feet to the North right-of-way line of Allen Drive; thence along said right-of-way, $N.72^{\circ}51'32''W.$, 3.76 feet; thence $N.12^{\circ}44'54''E.$, 134.36 feet to the Point of Beginning, containing 0.031 acres, more or less.

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EXCEPT

A part of Lots 6 and 11 in Block "D-1" of Clarkston Heights, according to the official Plat thereof, filed in Book C of Plats at Page 30, Official Records of Asotin County, Washington, described as follows: Commencing at the Southwest corner of Lot 11, said point being on the centerline of Valleyview Drive and located N.24°33'32"W., 170.00 feet from the monument at the intersection of Valleyview Drive and Ben Johnson Road; thence along the West line of said Lot 11, N.35°26'28"E., 461.82 feet to the Northwest corner of Lot 11; thence along the North line thereof, S.47°52'32"E., 76.80 feet; thence S. 18°08'23"W., 47.11 feet to the Point of Beginning; thence S. 72°51'32"E., 104.96 feet; thence S. 12°44'54"W., 6.91 feet; thence N.72°51'32"W., 105.61 feet; thence N.18°08'28"E., 6.89 feet to the Point of Beginning, containing 0.017 acres, more or less.

Tax Parcel Number(s): 1-041-05-007-0000-0000

Parcel II (commonly known as 2166 Allen Drive)

That part of Lot 11 in Block "D-1" of Clarkston Heights, according to the official plat thereof, filed in Book C of Plats at Page(s) 30 Official Records of Asotin County, Washington, more particularly described as follows: From the Southwest corner of said Lot 11, Block "D-1", said point being on the centerline of the County road N.24°33'32"W. 170.0 feet from the concrete monument at the intersection of the centerlines of the County roads; thence N.35°26'28"E. a distance of 240.2 feet along the Westerly boundary line of said Lot 11 to the True Place of Beginning; thence continue on the last mentioned course 221.62 feet to the Northwest corner of said Lot 11; thence deflect right 96°41' a distance of 76.8 feet; along Northerly boundary line of said Lot 11; thence deflect right 66°01' a distance of 178.0 feet; thence deflect right 89°00' a distance of 136.1 feet to the True Place of Beginning.

EXCEPT

A parcel of land located in Lot 11 of Block "D-1" of Clarkston Heights, according to the official Plat thereof, filed in Book C of Plats at Page 30 Official Records of Asotin County, Washington, described as follows: Beginning at the northwest corner of Lot 11; thence along the North line of thereof, S.47°52'32"E., 76.80 feet; thence S.18°08'23"W., 47.11 feet; thence N.52°03'31" W., 90.37 feet to the West line of Lot 11; thence along said West line, N.35°26'28" E., 49.97 feet to the Point of Beginning, containing 0.09 acres, more or less.

Tax Parcel Number(s): 1-041-05-011-0002-0000

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