

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 of property

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

SELLER GRANTOR	1 Name <u>Steven L. Landrus</u>	BUYER GRANTEE	2 Name <u>Julie A. Jackson</u>
	Mailing Address <u>929 Cedar Ave</u>		Mailing Address <u>2201 Appleside Blvd 1241 10th St</u>
	City/State/Zip <u>Lewiston, ID 83501</u>		City/State/Zip <u>Clarkston WA 99403</u>
	Phone No. (including area code)		Phone No. (including area code)
3 Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee.		4 List all real and personal property tax parcel account numbers - check box if personal property	
Name <u>Julie A. Jackson</u>		10411600200010000 <input type="checkbox"/>	
Mailing Address <u>2201 Appleside Blvd</u>		<input type="checkbox"/>	
City/State/Zip <u>Clarkston WA 99403</u>		<input type="checkbox"/>	
Phone No. (including area code)		<input type="checkbox"/>	
		List assessed value(s) <u>120,700.00</u>	

5 Street address of property: 2201 Appleside Blvd, Clarkston, WA

This property is located in unincorporated Asotin County OR within city of Unincorp

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

6 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)?	<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 type="checkbox"/>	<input checked="" 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.

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 08/07/19

Gross Selling Price	\$	<u>145,000.00</u>
*Personal Property (deduct)	\$	<u>0.00</u>
Exemption Claimed (deduct)	\$	<u>0.00</u>
Taxable Selling Price	\$	<u>145,000.00</u>
Excise Tax : State	\$	<u>1,856.00</u>
Local	\$	<u>362.50</u>
*Delinquent Interest: State	\$	<u>0.00</u>
Local	\$	<u>0.00</u>
*Delinquent Penalty	\$	<u>0.00</u>
Subtotal	\$	<u>2,218.50</u>
*State Technology Fee	\$	<u>5.00</u> <u>5.00</u>
*Affidavit Processing Fee	\$	<u>0.00</u>
Total Due	\$	<u>2,223.50</u>

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>Steven L. Landrus</u>	Name (print) <u>Julie A. Jackson</u>
Date & city of signing: <u>8.8.19, Clarkston, WA</u>	Date & city of signing: <u>8.9.19, Clarkston WA</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)).

EXHIBIT "A"

442850

That part of Lot 2 in Block F-2 of Clarkston Heights, according to the official plat thereof, filed in Book B of Plats at Page(s) 107, records of Asotin County, Washington, more particularly described as follows:

From the Northwest corner of said Lot 2 of Block F-2, said point being the intersection of the centerline of Appleside Boulevard and Second Avenue; thence Southerly along the centerline of Appleside Boulevard a distance of 140.0 feet; thence North 89°58' East a distance of 238 feet; thence North 0°28' East a distance of 131.82 feet to the centerline of Second Avenue; thence West along the centerline of Second Avenue to the Point of Beginning.

EXCEPTING THEREFROM any portion lying within Appleside Boulevard and Second Avenue.

AND FURTHER EXCEPTING:

All that portion of the herein described Parcel lying Southwesterly of a line described as beginning at a point opposite Station 63+30.92 on the Appleside Boulevard line survey of the Appleside Boulevard Project and 53.54 feet Southeasterly therefrom, said point being on the North right of way Jacobson Court; thence Northwesterly to a point opposite Station 63+46.45 on said Appleside Boulevard line survey and 30 feet Southeasterly therefrom, said point being on the Southeasterly right of way Appleside Boulevard and the end of this description.

ALSO EXCEPTING:

All that portion of the herein described Parcel lying Northwesterly of a line described as beginning at a point opposite Station 64+21.10 on the Appleside Boulevard line survey of the Appleside Boulevard Project and 30 feet Southeasterly therefrom, said point being on the Southeasterly right of way Appleside Boulevard; thence Northeasterly to a point opposite Station 64+40.21 on said Appleside Boulevard line survey and 41.98 feet Southeasterly therefrom, said point being on the South right of way Second Avenue and the end of this description.



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