

REAL ESTATE EXCISE TAX AFFIDAVIT

PLEASE TYPE OR PRINT

CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

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, indicate % sold.

List percentage of ownership acquired next to each name.

SELLER GRANTOR	1 Name <u>Vicky M. Lott, Personal Representative of the Estate of Eldon Lott</u>	BUYER GRANTEE	2 Name <u>Crystal Lott</u>
	Mailing Address <u>P.O. BOX 126</u>		Mailing Address <u>1320 13th Street</u>
	City/State/Zip <u>COLTON, WA 99113</u>		City/State/Zip <u>Clarkston, WA 99403</u>
	Phone No. (including area code) <u>(208) 305-6643</u>		Phone No. (including area code) <u>(208) 503-9813</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 _____		1-004-25-001-0014-0000 <input type="checkbox"/>	
Mailing Address _____		_____ <input type="checkbox"/>	
City/State/Zip _____		_____ <input type="checkbox"/>	
Phone No. (including area code) _____		_____ <input type="checkbox"/>	
		List assessed value(s) <u>130,000</u>	

4 Street address of property: 1320 13th Street, Clarkston, WA 99403

This property is located in Asotin

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)

That part of Lot 1 in Block "JJ" of Vineland according to the official plat thereof, filed in Book A of Plats at Page(s) 14, records of Asotin County, Washington, more particularly described as follows: Beginning at a point 412.5 feet North of the Southeast corner of Lot 1 of Block "JJ" of Vineland, said point being on the centerline of 13th Street; thence West 165 feet; thence North 82.5 feet; thence East 165 feet to a point on the centerline of said 13th Street; thence South 82.5 feet to the Point of Beginning; EXCEPTING therefrom any portion lying within 13th Street adjacent thereto.

5a 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

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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

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.

N/A

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

WAC No. (Section/Subsection) 458-61A-202 (g)(f)

Reason for exemption Inheritance

Type of Document Personal Representative's Deed

Date of Document 12/4/19

Gross Selling Price \$	_____
*Personal Property (deduct) \$	_____
Exemption Claimed (deduct) \$	_____
Taxable Selling Price \$	0.00
Excise Tax: State \$	0.00
<u>0.0075</u> Local \$	0.00
*Delinquent Interest: State \$	_____
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

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

Signature of Grantor or Grantor's Agent [Signature] Signature of Grantee or Grantee's Agent [Signature]

Name (print) Vicky M. Lott, Personal Representative Name (print) Crystal Lott

Date & city of signing: Lewiston, Idaho Date & city of signing: 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)).

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ASOTIN COUNTY TREASURER

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FILED

2019 JUN 12 AM 10:52

MCKENZIE A. KELLEY
COUNTY CLERK
ASOTIN COUNTY, WA

SUPERIOR COURT OF WASHINGTON
FOR THE COUNTY OF ASOTIN
IN PROBATE

<p>IN THE MATTER OF THE ESTATE</p> <p>OF</p> <p>ELDON J. LOTT,</p> <p>Deceased.</p>	<p>Case No. <u>19-4-00042</u> - 02</p> <p>LETTERS TESTAMENTARY (RCW 11.28.090)</p>
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WHEREAS, the Last Will of Eldon J. Lott was on June 10th, 2019, duly exhibited, proven, and recorded in our Superior Court; and whereas, it appears in and by such Will that Vicky M. Lott is appointed personal representative thereon; and whereas, Vicky M. Lott has duly qualified,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that we do hereby authorize Vicky M. Lott to execute such Will according to law, and without intervention of the Court except as provided by law.

LETTERS TESTAMENTARY -1-

Samuel T. Creason, WSBA# 43637
Paul E. Barris, WSBA# 46582
Creason, Moore, Dokken & Geidl, PLLC
P.O. Drawer 835, Lewiston, ID 83501
(208) 743-1516; Fax: (208) 746-2231

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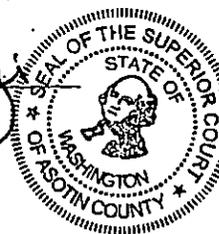
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1 WITNESS my hand and seal of this Court this 12th day of June, 2019.

2 SUPERIOR COURT CLERK

3
4 By [Signature]
5 Deputy



6
7 STATE OF WASHINGTON)
8 : ss.
9 County of Asotin)

10 I, McKenzie Kelly, County Clerk of the County of Asotin, State of
11 Washington, an ex-officio Clerk of the Superior Court of the State of Washington
12 for Asotin County, do hereby certify that the within and foregoing is a full, true and
13 correct copy of the Letters Testamentary and of the whole thereof, as the same are
14 now on file and of record in the above-entitled cause in my office and custody. Said
15 Letters have never been revoked and are still in full force and effect.

16 IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the
17 seal of this Court Superior Court this ____ day of _____, 2019__.

18 County Clerk & Ex-officio
19 Clerk of the Superior Court

20 By _____

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26 Samuel T. Creason, WSPA# 43637
Paul B. Barris, WSPA# 46582
Creason, Moore, Dokken & Geidl, PLLC
P.O. Drawer 835, Lewistown, ID 83501
(208) 743-1516; Fax: (208) 746-2231

LETTERS TESTAMENTARY -2-

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