

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 %

sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>JPMorgan Chase Bank, N.A.</u>	2 BUYER GRANTEE	Name <u>Donald Grant McFarlane Jr</u>
	Mailing Address <u>3415 Vision Dr</u>		Mailing Address <u>21511 NE 159th ST</u>
	City/State/Zip <u>Columbus OH 43219</u>		City/State/Zip <u>Woodinville WA 98077</u>
	Phone No. (including area code) _____		Phone No. (including area code) <u>(425) 788-9752</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	List assessed value(s)
Name _____	<u>1004130060009</u> <input checked="" type="checkbox"/>	<u>\$144,700.00</u>
Mailing Address _____	_____ <input type="checkbox"/>	_____
City/State/Zip _____	_____ <input type="checkbox"/>	_____
Phone No. (including area code) _____	_____ <input type="checkbox"/>	_____

Street address of property: 1130 20th Ave, Clarkston WA 99403

This property is located in 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.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)

see 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

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.

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

WAC No. (Section/Subsection) _____

Reason for exemption _____

Type of Document Bargain and Sale Deed

Date of Document 12/9/19

Gross Selling Price \$ 85,000.00

*Personal Property (deduct) \$ _____

Exemption Claimed (deduct) \$ _____

Taxable Selling Price \$ 85,000.00

Excise Tax : State \$ 1,088.00

0.0025 Local \$ 212.50

*Delinquent Interest: State \$ _____

Local \$ _____

*Delinquent Penalty \$ _____

Subtotal \$ 1,300.50

*State Technology Fee \$ 5.00

*Affidavit Processing Fee \$ 0.00

Total Due \$ 1,305.50

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]

Name (print) Benjamin Pham

Date & city of signing: 12/12/2019 Irvine

Signature of Grantee or Grantee's Agent [Signature]

Name (print) Benjamin Pham

Date & city of signing: 12/12/2019 Irvine

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"

458062

That part of Lots 6 and 7 in Block 'T' of Vineland, according to plat recorded in Book A of Plats at Page 25, Records of Asotin County, Washington, more particularly described as follows: Commencing at the Southwest corner of said Lot 7, said point being on the centerline of 20th Avenue; thence Easterly along said centerline a distance of 367.28 feet to the True Place of Beginning; thence continue Easterly a distance of 232.12 feet; thence deflect left $108^{\circ}48'$ a distance of 161.13 feet; thence deflect left $80^{\circ}11'30''$ a distance of 182.43 feet; thence deflect left $81^{\circ}00'30''$ a distance of 124.02 feet to the True Place of Beginning. EXCEPTING THEREFROM any portion lying within 20th Avenue

with the plat

with the plat

52824