

REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC
THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

This form is your receipt when stamped by cashier.

Check box if the sale occurred in more than one location code.

PLEASE TYPE OR PRINT

Check box if partial sale, indicate % _____ sold. List percentage of ownership acquired next to each name.

1	Name <u>Diane Schmidt, Personal Representative for the Estate of Samuel Remmers</u>	2	Name <u>Diane Schmidt</u>
SELLER GRANTOR	Mailing Address <u>846 8th St</u>	BUYER GRANTEE	Mailing Address <u>846 8th Street</u>
	City/State/Zip <u>Clarkston, WA 99403</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: Same as Buyer/Grantee

Name _____	List all real and personal property tax parcel account numbers - check box if personal property	List assessed value(s)
Mailing Address _____	1-041-11-009-0001 <input type="checkbox"/>	176,500
City/State/Zip _____	1-041-17-004-0002 <input type="checkbox"/>	68,600
Phone No. (including area code) _____	_____ <input type="checkbox"/>	_____
	_____ <input type="checkbox"/>	_____

4 Street address of property: 2186 23rd Street and 2239 2nd Ave

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 Attached

5 Select Land Use Code(s): 11

enter any additional codes: 91 Undeveloped Land
(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)?

Is this property predominantly used for timber (as classified under RCW 84.84 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215
If no, complete the worksheet on page 2.

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) 458-61a-202 217 (1)
Reason for exemption RERECORD
Inheritance

Type of Document Correction Personal Representative's Deed

Date of Document 3/27/20

Gross Selling Price for County \$	_____
*Personal Property (deduct) \$	_____
Exemption Claimed \$	_____
Taxable Selling Price for County \$	0.00
Excise Tax: State \$	0.00
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

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) NEW OWNER(S) SIGNATURE

PRINT NAME

0200

PAID
MAR 31 2020
ASOTIN COUNTY
TREASURER

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

Signature of Grantor or Grantor's Agent <u>Diane Schmidt</u>	Signature of Grantee or Grantee's Agent <u>Diane Schmidt</u>
Name (print) <u>Diane Schmidt, Personal Reprerentative</u>	Name (print) <u>Diane Schmidt</u>
Date & city of signing <u>Clarkston 3-27-20</u>	Date & city of signing <u>Clarkston 3-27-20</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)).

Attachment A

Parcel I: 2186 23rd Street (1-041-11-009-0001-0000)

Lot 9 of Block "E-4" of Clarkston Heights, according to the recorded plat thereof, recorded in Book C of Plats at Page(s) 14, records of Asotin County Washington. Subject to a joint driveway easement over the North 20 feet of the East 265 feet thereof.

Parcel II: 2239 2nd Avenue (1-041-17-004-0002-0000)

That part of Lot 4 in Block "F-3" of Clarkston Heights, according to the official plat thereof, filed in Book B of Plats at Page(s) 109 Official Records of Asotin County, Washington LYING North and Northwest of the following described property:

That part of Lots 4 and 5 in Block "F-3" of Clarkston Heights, according to the official plat thereof, filed in Book B of Plats at Page(s) 109 Official Records of Asotin County, Washington, more particularly described as follows: Beginning at the Southwest corner of Lot 1 of Remmers Addition; thence North 3°20' East, 121.37 feet to a point of curve; thence around a curve to the right with a radius of 20.00 feet for a distance of 30.15 feet; thence North 25.00 feet to a point on the centerline of 2nd Avenue; thence West along said centerline 42.29 feet; thence South 3°20' West, 75.74 feet; thence West 25.13 feet; thence South 3°20' West, 33.51 feet; thence North 86°40' West, 39.19 feet; thence South 3°20' West, 98.38 feet; thence West 162.83 feet to a point on the West line of Lot 4 in said Block "F-3"; thence South 19°41' West along said West line 146.04 feet; thence East 299.13 feet; thence South 81.47 feet; thence East 291.73 feet; thence North 19°41' East, 190.79 feet; thence West 321.33 feet; thence North 25.00 feet; thence North 29°04' West, 62.16 feet to the Place of Beginning.

53047

FILED

2017 JUL 25 PM 3:14

MCKENZIE A. KELLEY
COUNTY CLERK
ASOTIN COUNTY, WA

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32

SUPERIOR COURT OF WASHINGTON FOR ASOTIN COUNTY

In the Matter of the Estate of:)
SAMUEL E. REMMERS,)
Deceased.)

NO. 17-4-00055-02
LETTERS TESTAMENTARY

WHEREAS, the last Will of SAMUEL E. REMMERS, deceased, was on the 24th day of July, 2017, duly exhibited, proven and recorded in our said Superior Court, a copy of which is hereto annexed; and whereas, it appears in and by the said Will that DIANE SCHMIDT is appointed as personal representative thereon;

Now, therefore, know all men by these presents, that we do hereby authorize the said DIANE SCHMIDT to execute said Will, with codicils attached, according to law.

WITNESS, Judge Scott D. Gallina of our said Superior Court, and the seal of said Court hereto affixed this 26th day of July, 2017.

Mckenzie Kelley
of Superior Court



Broyles & Eifert, PLLC
901 Sixth Street
Clarkston, WA 99403
(509) 758-1636

53047

1 STATE OF WASHINGTON)
2) ss
3 County of Asotin)
4

5 I, McKENZIE A. KELLEY, County Clerk of the County of Asotin, State of
6 Washington, and ex-officio Clerk of the Superior Court of the State of Washington for Asotin
7 County, do hereby certify that the within and foregoing is a full, true and correct copy of the
8 original Letters Testamentary and of the whole thereof, as the same is now on file and of
9 record in the above entitled cause in my office and custody, said letters have never been
10 revoked and are still in Full Force and Effect.

11
12 IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of
13 said Superior Court, this _____ day of July, 2017.
14

15
16
17 _____
18 County Clerk and ex-officio Clerk
19 of the Superior Court

20 BY: _____
21 Deputy

Broyles & Eifert, PLLC
901 Sixth Street
Clarkston, WA 99403
(509) 758-1636

53047