Department of Revenue
Washington State

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

PLEASE TYPE OR PRINT

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 of property

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

1 SELLER GRANTOR

Name: Jonathan Mark Smith

Mailing Address: 15625 Brewer Rd

City/State/Zip: Otisco IN 47163

Phone No. (including area code):

2 BUYER GRANTEE

Name: Geoffrey August VonBargen

Mailing Address: 1642 Rankin Hill

City/State/Zip: Clarkston WA 99403

Phone No. (including area code):

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name: Geoffrey August VonBargen

Mailing Address: 1642 Rankin Hill

City/State/Zip: Clarkston WA 99403

Phone No. (including area code):

List all real and personal property tax parcel account numbers – check box if personal property	List assessed value(s)
10412900300050000 ☐	210,700.00
☐	
☐	
☐	

4 Street address of property: 1642 Rankin Hill, 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 description

5 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)?	☐	☒

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) 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: 05/26/20

Gross Selling Price	$ 195,000.00	
*Personal Property (deduct)	$ 0.00	
Exemption Claimed (deduct)	$ 0.00	
Taxable Selling Price	$ 195,000.00	
Excise Tax : State	$ 2,145.00	
Local	$ 487.50	
*Delinquent Interest: State	$ 0.00	
Local	$ 0.00	
*Delinquent Penalty	$ 0.00	
Subtotal	$ 2,632.50	
*State Technology Fee	$ 5.00	5.00
*Affidavit Processing Fee	$ 0.00	
Total Due	$ 2,637.50	

0200

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:

Name (print): Jonathan Mark Smith

Date & city of signing: 5-28-2020, Clarkston, WA

Signature of Grantee or Grantee's Agent: Geoff August VonBargen

Name (print): Geoffrey August VonBargen

Date & city of signing: 2020-05-29 Clarkston, WA

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 (6/26/14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

Attec CK# 328504

PAID

MAY 29 2020

ASOTIN COUNTY TREASURER

053170

EXHIBIT "A"

483663

That part of Lot 3 in Block I-2 of Clarkston Heights, according to the official plat thereof, filed in Book C of Plats at Page(s) 22, records of Asotin County, Washington described as follows: commencing at the Southwest corner of said Lot 3, said point being the centerline of 6th Avenue; thence North along the West line of said Lot 3 a distance of 36.66 feet to the revised North right-of-way line of 6th Avenue as described in Instrument No. 162752, records of Asotin County, Washington and the Point of Beginning; thence continuing North along said West line a distance of 303.60 feet to the Southeasterly line of Meadowlark Terrace Addition; thence North 50°33'00" East along said Southeasterly line 219.45 feet; thence South 8°36'46" East 99.78 feet; thence South 54°55'07" East 135.02 feet more or less to the Westerly right-of-way line of revised Rankin Hill Road described in said Instrument No. 162154; thence along said right-of-way line, South 16°43'00" West 43.00 feet; thence along a curve to the right having a radius of 305 feet and a central angle of 16°15'52" a distance of 86.58 feet; thence South 43°40'00" West 43.47 feet; thence South 45°16'00" West 26.01 feet to the East line of that parcel deeded to Curt Helsor by Instrument No. 259828 records of Asotin County, Washington; thence North 2°57'00" East along said East line 118.46; thence South 87°53'22" West along said Helsor's North line, 201 feet; thence South 207.88 feet to the said 6th Avenue revised right-of-way; thence South 79°14'00" West 3.05 feet to the Point of Beginning.

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