

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>Curt Reves, Personal Representative</u> <u>Estate of Cheryl A. Reves, deceased</u>	BUYER GRANTEE	2 Name <u>Darby S. Justis</u> <u>Eric R. Justis</u>
	Mailing Address <u>15 Lobelia</u>		Mailing Address <u>2305 Deer Pointe Dr</u>
	City/State/Zip <u>Rancho Santa Margarita CA 92688</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	List all real and personal property tax parcel account numbers - check box if personal property		List assessed value(s)
Name <u>Darby S. Justis Eric R. Justis</u>	<del>10413042000200000</del> <input type="checkbox"/>		<u>143,700.00</u>
Mailing Address _____	<u>1001130120002</u> <input type="checkbox"/>		_____
City/State/Zip _____	_____ <input type="checkbox"/>		_____
Phone No. (including area code) _____	_____ <input type="checkbox"/>		_____

Street address of property: 211 Elm Street, Clarkston, WA 99403

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

The East Half of Lots 11 and 12 in Block 13 of Clarkston according to the official plat thereof, filed in Book A of Plats at Page(s) 18, records of Asotin County, Washington

5 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	<u>Personal Representative's Deed (PRD)</u>	
Date of Document	<u>06/17/20</u>	
Gross Selling Price	\$	<u>154,900.00</u>
*Personal Property (deduct)	\$	<u>0.00</u>
Exemption Claimed (deduct)	\$	<u>0.00</u>
Taxable Selling Price	\$	<u>154,900.00</u>
Excise Tax : State	\$	<u>1,703.90</u>
Local	\$	<u>387.25</u>
*Delinquent Interest: State	\$	<u>0.00</u>
Local	\$	<u>0.00</u>
*Delinquent Penalty	\$	<u>0.00</u>
Subtotal	\$	<u>2,091.15</u>
*State Technology Fee	\$	<u>5.00</u> <u>5.00</u>
*Affidavit Processing Fee	\$	<u>0.00</u>
Total Due	\$	<u>2,096.15</u>

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) Curt Reves, Personal Representative Name (print) Darby S. Justis  
Date & city of signing: 6-24-2020, Clarkston, WA Date & city of signing: 06-24-2020, 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

PAID

JUN 24 2020  
ASOTIN COUNTY  
TREASURER

053227

ATEC CL# 331958A

FILED

2019 AUG 27 PM 1:52

MCKENZIE A. KELLEY  
COUNTY CLERK  
ASOTIN COUNTY, WA

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SUPERIOR COURT OF WASHINGTON  
FOR THE COUNTY OF ASOTIN  
IN PROBATE

<p>IN THE MATTER OF THE ESTATE</p> <p>OF</p> <p>CHERYL A. REVES,</p> <p>Deceased.</p>	<p>Case No. 19-4-00052-02</p> <p>LETTERS OF ADMINISTRATION (RCW 11.28.100)</p>
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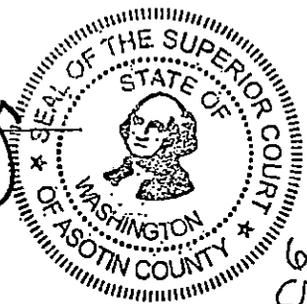
The above-named decedent died intestate leaving property in this state subject to administration.

Curtis Reves was appointed by the Court as Administrator and authorized to administer the estate according to law with full nonintervention powers.

WITNESS my hand and seal of this Court this 27<sup>th</sup> day of August, 2019.

SUPERIOR COURT CLERK

By *Christopher J. Moore*  
Deputy



LETTERS OF ADMINISTRATION -- 1

Christopher J. Moore, WSBA# 19580  
Creason, Moore, Dalcken & Geldl, PLLC  
P.O. Drawer 835, Lewiston, ID 83501  
(208) 743-1516; Fax: (208) 746-2231

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STATE OF WASHINGTON )  
: ss.  
County of Asotin )

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

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of this Court Superior Court this \_\_\_\_ day of \_\_\_\_\_, 201\_\_.

County Clerk & Ex-officio  
Clerk of the Superior Court

By \_\_\_\_\_  
Deputy