

REAL ESTATE EXCISE TAX AFFIDAVIT
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
Only for sales in a single location code on or after January 1, 2020.

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.

SELLER GRANTOR	1 Name <u>Dynae Blake and Jared Blake</u>	BUYER GRANTEE	2 Name <u>Luan J. Child</u>
	wife and husband		a single woman
	Mailing Address <u>2020 3rd ave</u>		Mailing Address <u>2241 2nd Ave</u>
	City/State/Zip <u>Clarkston, Wa 99403</u>		City/State/Zip <u>Clarkston, Wa 99403</u>
	Phone No. (including area code) <u>(208) 553-5872</u>		Phone No. (including area code)

3 Send all property tax correspondence to: 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>LUAN J CHILD</u>	196,600.00
Mailing Address <u>2020 3RD AVE.</u>	0.00
City/State/Zip <u>CLARKSTON, WA 99403</u>	0.00
Phone No. (including area code)	0.00

4 Street address of property: 2241 2nd ave no sale

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 - 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)? YES NO

Is this property predominantly used for timber (as classified under RCW 84.34 and 84.35) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 YES NO

6 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) NEW OWNER(S) SIGNATURE JUL 8 2020

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) WAC 458-61A-204(B)(3) 217(1)
Reason for exemption RECORDED
Correcting 52902 and deed 364856

Type of Document Quit Claim Deed

Date of Document 1/17/2020 7-7-20

Gross Selling Price \$	196,600.00
Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	196,600.00
Taxable Selling Price \$	0.00
Excise Tax: State	
Less than \$500,000.01 at 1.1%	0.00
From \$500,000.01 to \$1,500,000 at 1.28%	0.00
From \$1,500,000.01 to \$3,000,000 at 2.75%	0.00
Above \$3,000,000 at 3.0%	0.00
Agricultural and timberland at 1.28%	0.00
Total Excise Tax: State \$	0.00
<u>0.0025</u> Local \$	0.00
*Delinquent Interest: State \$	0.00
Local \$	0.00
*Delinquent Penalty \$	0.00
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) Dynae Blake Name (print) Luan J Child

Date & city of signing 7-8-20 Clarkston Date & city of signing 7-8-20 Clarkston

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)).

053267

EXHIBIT A: LEGAL DESCRIPTION OF PROPERTY

That part of Lots 4 and 5 of Block "F-3" of Clarkston Heights and of Lot 1 of Remmers Addition to Asotin County, Washington, more particularly described as follows:

Beginning at the Southwest corner of Lot 1 of said 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 of 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.

Subject to an easement recorded June 12, 1978, as Recording No. 138399, records of Asotin County, Washington. Subject to easements, covenants, restrictions, rights of the public in and to adjacent streets and alleys, and reservations of record and matters relating to water and water rights.