



REAL ESTATE EXCISE TAX AFFIDAVIT
 CHAPTER 82.45 RCW - CHAPTER 458-61A WAC
 (See back of last page for instructions)

This form is your receipt when stamped by cashier.

PLEASE TYPE OR PRINT
 THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Check box if partial sale of property. If multiple owners, list percentage of ownership next to name.

SELLER GRANTOR	Name <u>Jerran T. Flinders</u>	BUYER GRANTEE	Name <u>Ruth Rodgers</u>
	<u>Marilyn Flinders</u>		<u>Stephen Rodgers</u>
	Mailing Address <u>2160 5th Ave.</u>		Mailing Address <u>844 Tammany Ridge</u>
	City/State/Zip <u>Clarkston WA 99403</u>		City/State/Zip <u>Lewiston ID 83501</u>
Phone No. (including area code)		Phone No. (including area code)	
Send all property tax correspondence to: <input type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers - check box if personal property	
Name <u>Ruth Rodgers Stephen Rodgers</u>		<u>10490010100190000</u> <input type="checkbox"/>	
Mailing Address <u>17082 Snake River Rd.</u>		<input type="checkbox"/>	
City/State/Zip <u>Asotin WA 99402</u>		<input type="checkbox"/>	
Phone No. (including area code)		<input type="checkbox"/>	
		List assessed value(s) <u>414,600.00</u>	

Street address of property: 17082 Snake River Rd. - Asotin, WA 99402

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.

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 _____

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 08/24/20

Gross Selling Price	\$	420,000.00
*Personal Property (deduct)	\$	0.00
Exemption Claimed (deduct)	\$	0.00
Taxable Selling Price	\$	420,000.00
Excise Tax : State	\$	4,620.00
Local	\$	1,050.00
*Delinquent Interest: State	\$	0.00
Local	\$	0.00
*Delinquent Penalty	\$	0.00
Subtotal	\$	5,670.00
*State Technology Fee	\$	5.00
*Affidavit Processing Fee	\$	0.00
Total Due	\$	5,675.00

A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX
 *SEE INSTRUCTIONS

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

Signature of Grantor or Grantor's Agent <u>Jerran T. Flinders</u>	Signature of Grantee or Grantee's Agent <u>Ruth Rodgers</u>
Name (print) <u>Jerran T. Flinders</u>	Name (print) <u>Ruth Rodgers</u>
Date & city of signing: <u>8.25.2020, Lewiston, ID</u>	Date & city of signing: <u>8.24.2020, Lewiston, ID</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)).

REV 84 6601a (6/26/14) THIS SPACE - TREASURER'S USE ONLY COUNTY TREASURER

EFT

EXHIBIT "A"

506138

That part of Government Lot 5 (SWSE) of Section 30 of Township 9 North, Range 47 East of the Willamette Meridian, Asotin County, Washington, more particularly described as follows:

Commencing at a point where the North line of said Lot 5 intersects the Westerly right of way line of the County Road; thence South $13^{\circ}40'07''$ West along the right of way line a distance of 344.90 feet to a point of curve; thence around a curve to the left with a radius of 630.00 feet along said right of way line for a distance of 71.47 feet; thence South $7^{\circ}10'07''$ West along said right of way line a distance of 256.62 feet to a point on the North line of the South half of Government Lot 5 said point being the True Place of Beginning; thence continue South $7^{\circ}10'07''$ West along said right of way line a distance of 30.23 feet; thence West a distance of 439.00 feet; thence South $10^{\circ}00'$ West a distance of 394.51 feet; thence North $79^{\circ}30'$ West a distance of 545.00 feet; thence North $10^{\circ}00'$ East a distance of 325.54 feet to a point on the North line of said South half; thence East along said North line a distance of 990.88 feet to the True Place of Beginning.

AND

That part of Government Lot 5 (SWSE) and the East Half of the Southwest Quarter in Section 30 of Township 9 North, Range 47 East of the Willamette Meridian, Asotin County, Washington more particularly described as follows:

Commencing at a point previously described as a point where the North line of the South Half of said Government Lot 5 intersects the West right-of-way line of the County Road (a subsequent survey changes bearings and describes this point as being North $0^{\circ}08'58''$ West, 204.87 feet perpendicular to the North line of the South Half of said Government Lot 5); thence South $13^{\circ}49'12''$ West (record bears South $7^{\circ}10'07''$ West), 30.23 feet to the True Place of Beginning; thence North $83^{\circ}29'13''$ West (record bears West), 439.00 feet; thence South $15^{\circ}58'38''$ West (record bears South $10^{\circ}00'$ West), 394.51 feet; thence North $73^{\circ}08'10''$ West (record bears North $79^{\circ}30'$ West), 545.00 feet; thence South $36^{\circ}24'44''$ West, 191.18 feet; thence South $83^{\circ}29'13''$ East 1062.99 feet; thence North $18^{\circ}09'27''$ East 218.37 feet to a point of curve; thence around a curve to the left with a radius of 2983.25 feet for a distance of 242.01 feet; thence North $63^{\circ}07'30''$ West 13.06 feet to the True Place of Beginning.

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