

REAL ESTATE EXCISE TAX AFFIDAVIT

PLEASE TYPE OR PRINT

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

(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>Ryan James</u> <u>Lynley James</u>	BUYER GRANTEE	2 Name <u>Jesse Opresik</u> <u>Alisha Opresik</u>
	Mailing Address <u>2857 Olympic Ct.</u>		Mailing Address <u>906 20th Ave</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: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers - check box if personal property	
Name <u>Jesse Opresik Alisha Opresik</u>		10040400300050000 <input type="checkbox"/>	
Mailing Address <u>906 20th Ave.</u>		<input type="checkbox"/>	
City/State/Zip <u>Clarkston WA 99403</u>		<input type="checkbox"/>	
Phone No. (including area code)		<input type="checkbox"/>	
		List assessed value(s) <u>90,700.00</u>	

4 Street address of property: 906 20th Ave. - Clarkston, WA 99403

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)

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

6

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 Statutory Warranty Deed (SWD)

Date of Document 09/24/20

Gross Selling Price \$	<u>243,900.00</u>
* Personal Property (deduct) \$	<u>0.00</u>
Exemption Claimed (deduct) \$	<u>0.00</u>
Taxable Selling Price \$	<u>243,900.00</u>
Excise Tax : State \$	<u>2,682.90</u>
Local \$	<u>609.75</u>
* Delinquent Interest: State \$	<u>0.00</u>
Local \$	<u>0.00</u>
* Delinquent Penalty \$	<u>0.00</u>
Subtotal \$	<u>3,292.65</u>
* State Technology Fee \$	<u>5.00</u> <u>5.00</u>
* Affidavit Processing Fee \$	<u>0.00</u>
Total Due \$	<u>3,297.65</u>

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 [Signature]
Name (print) Ryan James
Date & city of signing: 9/24/2020 - Clarkston, WA

Signature of Grantee or Grantee's Agent [Signature]
Name (print) Jesse Opresik
Date & city of signing: 9/25/20 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)).

REV 84 0001a (6/26/14) THIS SPACE - TREASURER'S USE ONLY COUNTY TREASURER

EFT

EXHIBIT "A"

499950

That part of Lots 3 and 4 in Block K of Vineland, according to the official plat thereof, filed in Book B of Plats at Page(s) 43, records of Asotin County, Washington, more particularly described as follows: Beginning at the concrete monument at the Southwest corner of Lot 3 of Block K of Vineland, said point being on the centerline of the County road; thence Easterly along said centerline for a distance of 302.40 feet to the Southeast corner of said Lot 3; thence deflect right $12^{\circ}52'$ along the Southerly boundary line of said Lot 4 for a distance of 125.2 feet; thence deflect left $95^{\circ}00'$ for a distance of 170.0 feet; thence deflect left $85^{\circ}00'$ for a distance of 121.0 feet to the True Place of Beginning; thence Southerly to a point on the South line of said Lot 4 a distance of 10.2 feet from the Southwest corner of said Lot 4; thence Westerly along the South line of said Lot a distance of 10.2 feet to the Southwest corner thereof; thence continue Westerly along the Southerly line of said Lot 3 for a distance of 55.8 feet; thence deflect right $97^{\circ}52'$ for a distance of 182.47 feet; thence deflect right $95^{\circ}00'$ to the True Place of Beginning.

53524