

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, indicating % hold.

List percentage of ownership acquired next to each name.

SELLER GRANTOR	1 Name <u>Marvin & Lookabill (deceased)</u> <u>Vonda R. Lookabill, Lynn E. Lookabill</u>	BUYER GRANTEE	2 Name <u>Doreld J. Lookabill</u> <u>Lynn E. Lookabill</u>
	Mailing Address _____		Mailing Address <u>6344 W. Willamette Ave.</u>
	City/State/Zip _____		City/State/Zip <u>Kennecook WA 99336</u>
Phone No. (including area code) <u>509</u>	Phone No. (including area code) <u>509 783 5923</u>		
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>Doreld J. Lookabill</u>	<u>20084700644400</u> <input type="checkbox"/>	<u>0.00</u>	
Mailing Address <u>6344 W. Willamette Ave.</u>	<u>10019000590103</u> <input type="checkbox"/>	<u>14390.00</u>	
City/State/Zip <u>Kennecook WA 99336</u>	<input type="checkbox"/>	<u>0.00</u>	
Phone No. (including area code) <u>509 783 5923</u>	<input type="checkbox"/>	<u>0.00</u>	

4 Street address of property: 20620 Snake River Road Asotin WA
This property is located in Select Location _____

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):
Select Land Use Codes 81, 91, 91
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 84.33) 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 _____
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) 458-61A-201(6)(1)
Reason for exemption gift w/o consideration

Type of Document Quit Claim Deed
Date of Document 10/15/20

Gross Selling Price \$ _____

*Personal Property (deduct) \$ _____

Exemption Claimed (deduct) \$ _____

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

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 Vonda R. Lookabill Signature of Grantee or Grantee's Agent Doreld J. Lookabill

Name (print) Vonda R. Lookabill Name (print) Doreld J. Lookabill

Date & city of signing 9/23/2020 Date & city of signing 9/23/2020

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)).

Cash \$10

**REAL ESTATE EXCISE TAX
 SUPPLEMENTAL STATEMENT**
 (WAC 458-61A-304)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM REV 84 0001A for deeded transfers and Form REV 84 0001B for controlling interest transfers) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-3 below. Only the first page of this form needs original signatures.

AUDIT: Information you provide on this form is subject to audit by the Department of Revenue. In the event of an audit, it is the taxpayers' responsibility to provide documentation to support the selling price or any exemption claimed. This documentation must be maintained for a minimum of four years from date of sale. (RCW 82.45.100) Failure to provide supporting documentation when requested may result in the assessment of tax, penalties, and interest. Any filing that is determined to be fraudulent will carry a 50% evasion penalty in addition to any other accrued penalties or interest when the tax is assessed.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a 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)).

The persons signing below do hereby declare under penalty of perjury that the following is true (check appropriate statement):

1. **DATE OF SALE:** (WAC 458-61A-306(2))

I, (print name) _____ certify that the _____
 (type of instrument), dated _____, was delivered to me in escrow by _____
 (seller's name). **NOTE:** Agent named here must sign below and indicate name of firm. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.
 Reasons held in escrow _____

Signature

Firm Name

2. GIFTS: (WAC 458-61A-201) The gift of equity is non-taxable; however, any consideration received is not a gift and is taxable. The value exchanged or paid for equity plus the amount of debt equals the taxable amount. One of the boxes below must be checked. Both Grantor (seller) and Grantee (buyer) must sign below.

Grantor (seller) gifts equity valued at \$ _____ to grantee (buyer).

NOTE: Examples of different transfer types are provided on the back. This is to assist you with correctly completing this form and paying your tax.

"Consideration" means money or anything of value, either tangible (boats, motor homes, etc) or intangible, paid or delivered, or contracted to be paid or delivered, including performance of services, in return for the transfer of real property. The term includes the amount of any lien, mortgage, contract indebtedness, or other encumbrance, given to secure the purchase price, or any part thereof, or remaining unpaid on the property at the time of sale. "Consideration" includes the assumption of an underlying debt on the property by the buyer at the time of transfer.

A. Gifts with consideration

1. Grantor (seller) has made and will continue to make all payments after this transfer on the total debt of \$ _____ and has received from the grantee (buyer) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.
2. Grantee (buyer) will make payments on _____ % of total debt of \$ _____ for which grantor (seller) is liable and pay grantor (seller) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.

B. Gifts without consideration

1. There is no debt on the property; Grantor (seller) has not received any consideration towards equity. No tax is due.
2. Grantor (seller) has made and will continue to make 100% of the payments on the total debt of \$ _____ and has not received any consideration towards equity. No tax is due.
3. Grantee (buyer) has made and will continue to make 100% of the payments on total debt of \$ _____ and has not paid grantor (seller) any consideration towards equity. No tax is due.
4. Grantor (seller) and grantee (buyer) have made and will continue to make payments from joint account on total debt before and after the transfer. Grantee (buyer) has not paid grantor (seller) any consideration towards equity. No tax is due.

Has there been or will there be a refinance of the debt? YES NO (If yes, please call (360) 534-1503 to see if this transfer is taxable). If grantor (seller) was on title as co-signor only, please see WAC 458-61A-215 for exemption requirements.

The undersigned acknowledge this transaction may be subject to audit and have read the above information regarding record-keeping requirements and evasion penalties.

<i>[Signature]</i> Grantor's Signature	9-23-2020 Date	<i>[Signature]</i> Grantee's Signature	9/23/20 Date
Vonda R Lookabill Grantor's Name (print)		DARREN Lookabill Grantee's Name (print)	

3. **IRS "TAX DEFERRED" EXCHANGE** (WAC 458-61A-213)

I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 458-61A-213. **NOTE:** Exchange Facilitator must sign below.

 Exchange Facilitator's Signature Date Exchange Facilitator's Name (print)

53588

Exhibit "A"

Real property in the County of Asotin, State of Washington, described as follows:

PARCEL 1:

BEGINNING AT THE SOUTHEAST SIXTEENTH CORNER OF SECTION 6, TOWNSHIP 8 NORTH, RANGE 47 E., WM; THENCE N. 89°16'22" E., 100.00 FEET; THENCE S. 30°08'41" E., 170.37 FEET; THENCE S. 43°18'32" E., 192.76 FEET; THENCE S. 03°55'36" W., 911.40 FEET TO THE SOUTH LINE OF SECTION 6; THENCE CONTINUING S. 03°55'36" W., IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, 1317.66 FEET TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7; THENCE S. 87°56'17" W., 150.00 FEET; THENCE N. 0°49'53" E., 1311.79 FEET TO THE EAST SIXTEENTH CORNER OF SECTIONS 6 AND 7; THENCE N. 01°37'47" W., 1204.39 FEET TO THE SOUTHEAST SIXTEENTH CORNER OF SECTION 6, AND THE TRUE POINT OF BEGINNING.

PARCEL 2:

TOGETHER WITH ROAD EASEMENT BEGINNING AT A POINT WHICH BEARS SOUTH 55°03'44" EAST, 970.23 FEET OF THE SOUTHEAST SIXTEENTH CORNER OF SECTION 6, TOWNSHIP 8 NORTH, RANGE 47 EAST WILLAMETTE MERIDIAN, AS SHOWN ON RECORD OF SURVEY AFN NO. 252011, RECORDED IN ASOTIN COUNTY COURTHOUSE, ASOTIN WASHINGTON, SAID POINT IS THE POINT OF BEGINNING OF AN EASEMENT ROAD DESCRIPTION, 30 FEET IN WIDTH WHICH BEARS NORTH 65°41'30" WEST, 527.00 FEET TO THE EAST BOUNDARY OF PARCEL 1 OF THIS SURVEY.

AMENDED RECORD OF SURVEY
 OF A PORTION OF GOVERNMENT LOT 8,
 SECTION 6, AND A PORTION OF THE NORTHEAST QUARTER
 OF THE NORTHEAST QUARTER, SECTION 7, T. 8 N. R. 47 E. WM.

NARRATIVE OF SURVEY

This survey was made at the request of Donald Hendrickson to create two parcels of land occupying a portion of both Sections 6, Government Lot 8, and Section 7, in the Northeast Quarter of the Northeast Quarter.

I find no other unusual conditions on this survey.

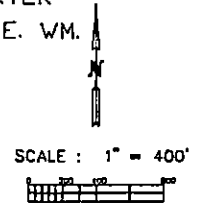
LEGAL DESCRIPTIONS

PARCEL 1:
 Beginning at the Southeast Sixteenth Corner of Section 6, T. 8 N., R. 47 E., WM; Thence N. 89°16'25" E. 100.00 feet; Thence S. 50°28'41" E. 170.37 feet; Thence S. 42°18'35" E. 195.06 feet; Thence S. 03°58'36" W. 911.40 feet to the South line of Section 6; Thence continuing S. 03°55'36" W. in the Northeast quarter of the Northeast quarter of Section 7, 1317.66 feet to the South line of the Northeast Quarter of said Section 7; Thence S. 87°56'17" W. 150.00 feet; Thence N. 0°49'53" E. 1211.79 feet to the East Sixteenth Corner of Sections 6 and 7; Thence N. 01°37'47" W. 1204.39 feet to the Southeast Sixteenth Corner of Section 6, and the True Point of Beginning, Containing 1241 Ac.

PARCEL 2:
 Beginning at a Point which bears S. 47°50'46" E. 427.74 feet, of the Southeast Sixteenth corner of Section 6, said point being the Northeast Corner of Parcel 2 and the point of beginning; Thence southeasterly along an existing right of way fence line, S. 59°46'50" E. 85.30 feet; Thence S. 63°50'34" E. 124.12 feet; Thence S. 59°00'18" E. 38.98 feet; Thence S. 04°43'07" W. 785.06 feet to the South line of Section 6; Thence continuing S. 04°43'07" W. in the Northeast quarter of the Northeast quarter of Section 7, 1280.06 feet to the South line of the Northeast Quarter of said Section 7; Thence S. 07°56'16" W. 2000.00 feet to the Southeast Corner of Parcel 1 of this survey; Thence N. 03°55'36" E. 1317.66 feet to the south line of Section 6; Thence continuing N. 03°55'36" E. 911.40 feet to the True Point of beginning, containing 1043 Ac.

ROAD EASEMENT:
 Beginning at a point which bears S. 55°03'44" E. 970.23 feet of the Southeast Sixteenth Corner of Section 6, T. 8 N., R. 47 E., WM, as shown on Record of Survey APN No. 232011 recorded in Asotin County Courthouse, Asotin Washington, said point is the Point of Beginning of an Easement Road Description, 30 feet in width which bears N. 65°41'20" W. 527.00 feet to the East Boundary of Parcel 1 of this Survey.

LINE	LENGTH	BEARING
L2	38.98	N59°00'18"W
L3	124.12	N63°50'34"W
L4	85.30	N59°46'50"W
L5	124.00	S59°14'52"E
L6	1317.66	N03°55'36"W
L7	58.46	N49°22'13"W
L8	132.27	N82°35'35"W



BASIS OF BEARING

The bearing from the Southeast 1/4 Corner of Section 6 to the East 1/4 Corner between Sections 6-7 as Recorded in ROS APN No. 232011

LEGEND

- FOUND MONUMENT AS NOTED as Recorded in ROS No. 232011
- FOUND 3/4" IRON WITH ALUM. CAP NUMBER "154" L4 232011 as Recorded in ROS No. 232011
- SET 3/4" IRON MONUMENT WITH 2" ALUMINUM CAP

REFERENCE

ROS No. 232011
 Recorded March, 2001
 ROS No. 235074

APN 23004 23004 23004
 FEE. POST/REPAIR/TITLE Tax Co. 8
 DATE 114 SURVEY 10/04
 Asotin County Auditor

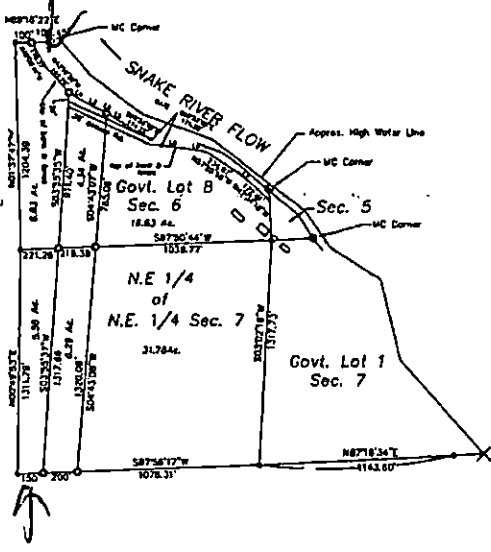
AUDITORS CERTIFICATE

Filed for record in the Auditor's office of Asotin County, Washington this _____ day of _____, 2009, at _____ M. of the request of Jasper M Sams and recorded in Book _____ of Survey Recordation on Page _____ Asotin County Auditor Deputy

SURVEYOR'S CERTIFICATE

This map correctly depicts a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act of 1973, at the request of Don Hendrickson in July, 2009.

Jasper M Sams
 Certificate No. 21363



JASPER M. SAMS, PLS P.O. BOX 58 370 W. Third St. KETTLE FALLS, WA. 99141 PHONE: (509) 738-4986	PROJECT: Don Hendrickson RECORD OF SURVEY Surveyed at the request of Don Hendrickson to locate property boundaries in Section 6, and Section 7, T. 8 N., R. 47 E., W. M., all in Asotin County, Wash.
DATE: 7/15/09 DR. BY: DRS	
CK. BY: JMS NO: 710-2009	