

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.

| | | | | | |
|---------------------------------|--|-----------------|---|---------------------------------|---|
| 1 SELLER GRANTOR | Name | ASOTIN COUNTY | 2 BUYER GRANTEE | Name | CHRISTOPHER T. SEGROVES and ANGIE SEGROVES |
| | Mailing Address | PO Box 69 | | Mailing Address | P. O. Box 1017 |
| | City/State/Zip | Asotin WA 99402 | | City/State/Zip | Asotin, WA 99402 |
| | Phone No. (including area code) | (509) 243-2060 | | Phone No. (including area code) | (509) 552-9744 |
| 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 | | | 1-044-00-005-0000-0000 | <input type="checkbox"/> | 37,800.00 |
| Mailing Address | | | 1-044-00-001-0000-0000 | <input type="checkbox"/> | 27,100.00 |
| City/State/Zip | | | 1-049-00-034-0000-0000 Part | <input type="checkbox"/> | 311,800.00 |
| Phone No. (including area code) | | | 1-049-00-033-0000-0000 | <input type="checkbox"/> | 0.00 |

4 Street address of property: 21 Fairgrounds Rd Lower & Lower Parking Lot
This property is located in Asotin
 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 Exhibit A

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 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 YES NO

7 List all personal property (tangible and intangible) included in selling price.
N/A
If claiming an exemption, list WAC number and reason for exemption:
WAC No. (Section/Subsection) WAC 458-61A-205 & 458-61A-109
Reason for exemption
Property Exchange with County -- No money or other consideration changing hands; Asotin County is a governmental entity pursuant to Washington Constitution Article XI and RCW 36.04.020

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.

Type of Document Quitclaim Deed
Date of Document 1-29-21

| | |
|--|-------|
| Gross Selling Price \$ | 0.00 |
| Personal Property (deduct) \$ | 0.00 |
| Exemption Claimed (deduct) \$ | 0.00 |
| 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>0.0075</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

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

PAID
JAN 28 2021
ASOTIN COUNTY
TREASURER

8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT
Signature of Grantor or Grantor's Agent Brian Shinn Signature of Grantee or Grantee's Agent Chris Segroves
Name (print) Brian Shinn, Chairman Name (print) Chris Segroves
Date & city of signing 1/26/21 Asotin, WA Date & city of signing 1-29-21 Asotin

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)).

Exhibit A

Abbreviated Legal: Lts 1 & 5 Assessor's Tax Plat #1, Asotin County, WA; Pt of NW1/4, Sec. 21, Twp. 10 N., R 46 EWM

Assessor's Tax Parcel Nos.: 1-044-00-005-0000-0000; 1-044-00-001-0000-0000; and part of 1-049-00-034-0000-0000; 1-049-00-033-0000-0000

ASOTIN COUNTY, a municipal corporation organized and existing under the laws of the State of Washington, "Grantor," owns the following described real property located in Asotin County, State of Washington (the "Property"):

See Attached Exhibit A.

Grantor, for and in consideration of a boundary line adjustment, transfers, conveys and quitclaims to CHRISTOPHER T. SEGROVES and ANGIE SEGROVES, husband and wife, "Grantees," the following portion of the Property, which is located in Asotin County, State of Washington (the "Transferred Property"):

QUITCLAIM DEED-1

53882

A parcel of land situated in the NW1/4 of Section 21, Township 10 North, Range 46 East, W.M., Asotin County, Washington, described as follows:

COMMENCING at the northwest corner of Lot 1, Block 32 as shown on Assessor's Tax Plat No. 1, Asotin County; thence South 85°32'46" East along the northerly boundary of said Lot 1, and the "Town of Asotin" parcel, Block 32 as shown on said Assessor's Tax Plat No.1, Asotin County, a distance of 212.38 feet to the POINT OF BEGINNING;

thence continuing South 85°32'46" East, a distance of 137.39 feet, more or less, to the westerly right-of-way of Highway 129;

thence South 34°14'50" West along said westerly right-of-way, a distance of 114.14 feet;

thence continuing along said westerly right-of-way, 142.81 feet along the arc of curve to the left, having a radius of 249.10 feet, through a central angle of 32°50'52", said curve having a long chord that bears South 17°49'24" West a chord distance of 140.86 feet;

thence South 36°13'34" West, a distance of 37.15 feet;

thence South 17°11'13" West, a distance of 80.47 feet;

thence North 69°09'55" West, a distance of 11.59 feet, more or less, to the easterly boundary of said "Town of Asotin" parcel;

thence North 04°30'23" East along said easterly boundary, a distance of 342.91 feet to the POINT OF BEGINNING.

Containing 21,457 square feet, more or less. Part of 1-049-00-034-0000-0000.

The Transferred Property is to be combined with the following described real property owned by Grantees, which is located in Asotin County, State of Washington:

QUITCLAIM DEED-2

53882

The "Town of Asotin" parcel as shown on Assessor's Tax Plat No. 1, Asotin County, Washington together with that part of the Northwest Quarter of Section 21, Township 10 North, Range 46 East, of the Willamette Meridian, described as follows:

Beginning at the Southwest corner of Lot 7, of said Assessor's Tax Plat No. 1; thence South 85°32'46" East, along the South line of said Lot 7, a distance of 232.00 feet, to the Southwest corner of said "Town of Asotin" parcel; thence North 2°04'46" West, along the Westerly line of said "Town of Asotin" parcel, 175.51 feet; thence continuing along said Westerly line, South 85°32'46" East 87.99 feet; thence continuing along said Westerly line, North 4°27'14" East 295.64 feet to the South line of Block 32, Schank & Reeds Addition; thence South 85°32'46" East, along said South line, 90.00 feet; thence South 4°27'23" West, along the Easterly line of said "Town of Asotin" parcel, 530.00 feet; thence North 85°32'46" West 390.00 feet more or less to the Southerly extension of the East right-of-way line of Cleveland Street; thence North 4°27'14" East, along said East right-of-way line 60.00 feet more or less to the Point of Beginning.

AND

That part of Lot 5, Assessor's Tax Plat No.1, according to the official plat thereof, filed in Book C of Plats at Page(s) 84 Official Records of Asotin County, Washington, more particularly described as follows:

Beginning at the Southeast corner of Block 32 of Schank and Reed's Addition to the Town of Asotin, Washington; thence Southerly on an extension of the West boundary line of Filmore Street a distance of 274.90 feet to the Point of Beginning, thence at an angle to the right 90° 00' a distance of 88.00 feet; thence Southerly along the Easterly line of Lot 6 of Assessor's Tax Plat No. 1, Asotin County, Washington, a distance of 20.74 feet more or less, thence South 85° 32' 46" East a distance of 87.99 feet; thence North 4°27'14" East a distance of 20.74 feet to the Point of Beginning.

EXCEPT any roads or right of ways.

1-049-00-033-0000-0000

Grantor further transfers, conveys and quitclaims to Grantees, the following described real property located in Asotin County, Washington:

BEGINNING AT THE SOUTHEAST CORNER OF BLOCK THIRTY-TWO (32) OF SCHANK AND REED'S ADDITION TO THE TOWN OF ASOTIN, WASHINGTON; THENCE SOUTHERLY ON AN EXTENSION OF THE WEST BOUNDARY LINE OF FILMORE STREET A DISTANCE OF 274.9 FEET; THENCE AT AN ANGLE TO RIGHT OF 90°00' A DISTANCE OF EIGHTY-EIGHT (88) FEET; THENCE AT AN ANGLE TO RIGHT OF 82°59' A DISTANCE OF 276.97 FEET TO THE SOUTH BOUNDARY LINE OF SAID BLOCK THIRTY TWO (32); THENCE AT AN ANGLE RIGHT OF 97°01' ALONG THE SOUTH LINE OF SAID BLOCK THIRTY-TWO (32) A DISTANCE OF 121.82 FEET TO THE PLACE OF BEGINNING AND BEING A PART OF SECTION TWENTY-ONE (21), TOWNSHIP TEN (10) NORTH OF RANGE FORTY-SIX (46) EAST OF THE WILLAMETTE MERIDIAN.

1-044-00-005-0000-0000

1-044-00-001-0000-0000

QUITCLAIM DEED-3

53882

Exhibit A

A portion of the North half of the Northwest Quarter (N1/2NW1/4) of Section 21, Township 10 North, Range 46, East of the Willamette Meridian, described as follows:

From the stone monument at the intersection of the center lines of Cleveland and Meador Streets; thence Southerly on an extension of the center line of Cleveland Street a distance of 30.37 feet to a point on the Southerly boundary line of Meador Street, the true place of beginning; thence deflect right 81°06' along said boundary line of Meador Street a distance of 73.32 feet to the Northeast corner of Lot 31-A of Tax Plat No. 1, Town of Asotin; thence deflect left 88°59' along the easterly boundary line of said Lot 31-A a distance of 12.24 feet to the Southeast corner of said Lot; thence deflect right a distance of 121.52 feet to the Southwest corner of said Lot 31-A; thence deflect left 55°22' along the Easterly boundary line of Lot 31 of said Tax Plat No. 1 a distance of 32.7 feet to the Southeast corner of said Lot 31; thence deflect right 88°59' along the Southerly boundary line of said Lot 31 to a point on the Easterly boundary line of Lot 32 of Tax Plat No. 1; thence deflect left 91°01' along the said Easterly boundary line of Lot 32 and of Lot 34 to the Southeast corner of Lot 34, to a point on the Southerly Corporate Limits line of the Town of Asotin, the Southerly boundary of the North Half of the Northwest Quarter (N1/2NW1/4) of Section 21; thence Easterly along the Corporate Limits line to its intersection with Westerly boundary line of right-of-way of Primary State Highway No. 3; thence Northeasterly along this westerly boundary line of right of way to its intersection with the Southerly boundary line of Block 31 of Schank and Reed's First Addition to the Town of Asotin; thence Westerly along the Southerly boundary line of said Block 31 to the Southwest corner of said Block; thence deflect left 90°00' a distance of 530 feet; thence deflect right 89°57' a distance of 420 feet to the place of beginning; EXCEPTING right of way for roads and utility lines as now located.

EXCEPTING THEREFROM THE FOLLOWING:

EXHIBIT A-1

53882

A parcel of land located in the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 21, Township 10 North, Range 46 East W.M., more particularly described as follows:

Commencing at the intersection of Cleveland and Meador Streets in the City of Asotin, Washington; thence S 88° 03' W along the centerline of Meador Street a distance of 30.37 feet; thence S 6° 57' W a distance of 30.37 feet to a point on the South right of way line of said Meador Street, said point being the True Point of Beginning; thence continue S 6° 57' W a distance of 45.786 feet to a point of curve; thence around a curve to the right with a radius of 100.00 feet a distance of 83.95 feet to a point of tangent; thence S 55° 03' W a distance of 186.26 feet to a point on the East line of Lot 32 of Assessors Tax Plat No. 1, according to the recorded plat thereof in Book "C" of Plats, page 84, in Asotin County, Washington; thence N 0° 56' W along said East line a distance of 95.01 feet to the Southwest corner of Lot 31 of said plat; thence N 88° 03' E a distance of 60.78 feet to the Southeast corner of said Lot 31; thence N 0° 56' W a distance of 32.70 feet to the Southwest corner of Lot 31A of said plat; thence N 54° 26' E a distance of 121.52 feet to the Southeast corner of said Lot 31A; thence N 0° 56' W along the East line of said Lot 31A a distance of 20.00 feet to a point on the South right of way line of Meador Street; thence N 88° 03' E along said line a distance of 42.95 feet to the True Point of Beginning.

Said parcel contains 0.39 acre or more or less.

1-049-00-034-0000-0000

EXHIBIT A-2

53882