

Real Estate Excise Tax Affidavit (RCW 82.45 WAC 458-61A)

Only for sales in a single location code on or after July 1, 2022.
This affidavit will not be accepted unless all areas on all pages are fully and accurately completed.
This form is your receipt when stamped by cashier. *Please type or print.*

Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name Jonathan Coe, a single man

Mailing address 9107 Peola Road

City/state/zip Clarkston, WA 99403

Phone (including area code) (509) 780-8081

2 Buyer/Grantee

Name Jonathan Coe, a single man

Mailing address 9107 Peola Road

City/state/zip Clarkston, WA 99403

Phone (including area code) (509) 780-8081

3 Send all property tax correspondence to: Same as Buyer/Grantee

Name _____

Mailing address _____

City/state/zip _____

List all real and personal property tax parcel account numbers	Personal property?	Assessed value(s)
Please see attached Exhibit C.	<input type="checkbox"/>	\$ 315,970.00
_____	<input type="checkbox"/>	\$ 0.00
_____	<input type="checkbox"/>	\$ 0.00

4 Street address of property Unplatted land in Asotin County, Washington

This property is located in Asotin County (for unincorporated locations please select your county)

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 you need more space, attach a separate sheet to each page of the affidavit).

The old legal descriptions for the affected parcels are attached as Exhibit A. The boundary lines of the affected parcels are hereby adjusted and the new legal descriptions for the parcels as adjusted are attached as Exhibit B.

5 83 - Agriculture classified under current use chapter

Enter any additional codes _____
(see back of last page for instructions)

Was the seller receiving a property tax exemption or deferral under RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? Yes No

Is this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions) Yes No

6 Is this property designated as forest land per RCW 84.33? Yes No

Is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? Yes No

Is this property receiving special valuation as historical property per RCW 84.26? 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 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 signature Mark Waller Date 10-5-22

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE
Signature Jonathan Coe Signature _____
Print name Jonathan Coe 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 number (section/subsection) WAC 458-61A-109(2)(a)(iv)-(b)
Reason for exemption Boundary line adjustment moving property lines to adjust property size and/or shape for owner convenience. No property or consideration is actually changing hands.

Type of document Quitclaim Deed
Date of document 09/30/2022

Gross selling price	<u>315,970.00</u>
*Personal property (deduct)	<u>0.00</u>
Exemption claimed (deduct)	<u>315,970.00</u>
Taxable selling price	<u>0.00</u>
Excise tax: state	
Less than \$500,000.01 at 1.1%	<u>0.00</u>
From \$500,000.01 to \$1,500,000 at 1.28%	<u>0.00</u>
From \$1,500,000.01 to \$3,000,000 at 2.75%	<u>0.00</u>
Above \$3,000,000 at 3%	<u>0.00</u>
Agricultural and timberland at 1.28%	<u>0.00</u>
Total excise tax: state	<u>0.00</u>
0.0025 Local	<u>0.00</u>
*Delinquent interest: state	<u>0.00</u>
Local	<u>0.00</u>
*Delinquent penalty	<u>0.00</u>
Subtotal	<u>0.00</u>
*State technology fee	<u>5.00</u>
Affidavit processing fee	<u>5.00</u>
Total due	<u>10.00</u>

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 agent Jonathan Coe
Name (print) Jonathan Coe
Date & city of signing 09/30/2022, Clarkston, WA

Signature of grantee or agent Jonathan Coe
Name (print) Jonathan Coe
Date & city of signing 09/30/2022, Clarkston, WA

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).
To ask about the availability of this publication in an alternate format for the visually impaired, please call 360-705-6705. Teletype (TTY) users may use the WA Relay Service by calling 711.

EXHIBIT A

Old Legal Descriptions

Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County
Washington

SECTION 3:

The Southwest Quarter,

EXCEPTING that part of the Southwest Quarter of the Southwest Quarter of Section 3 and of the Southeast Quarter of the Southeast Quarter of Section 4, Township 10 North, Range 45 EWM, more particularly described as follows: Beginning at the Southeast corner of said Section 4; thence Westerly along the South line of said Section 4 a distance of 735 feet; thence Northerly 320 feet; thence South 78°10' East 1,560.20 feet to a point on the South line of said Section 3; thence Westerly along said South line a distance of 792.00 feet to the Place of Beginning.

Parcel No.: 2-010-45-003-3000-0000

SECTIONS 3, 4, 9 and 10 more particularly described as follows:

All that part of the West 585 feet of the East half of the Southeast Quarter of Section 4 lying South of Peola Road.

AND

That part of the Southwest Quarter of the Southwest Quarter of Section 3 and of the Southeast Quarter of the Southeast Quarter of Section 4, Township 10 North, Range 45 EWM, more particularly described as follows: Beginning at the Southeast corner of said Section 4; thence Westerly along the South line of said Section 4 a distance of 735 feet; thence Northerly 320 feet; thence South 78°10' East 1,560.20 feet to a point on the South line of said Section 3; thence Westerly along said South line a distance of 792.00 feet to the Place of Beginning.

AND

That part of the Northeast Quarter of the Northeast Quarter of Section 9 and the Northwest Quarter of the Northwest Quarter of Section 10, more particularly described as follows: Beginning at the Northeast corner of said Section 9; thence Westerly along the North line of said Section 9 a distance of 735 feet; thence South 71°37' East 774.5 feet to a point on the West line of said Section 10; thence South 78°09'30" East 1,348.70 feet to a point on the East line of said Northwest Quarter of the Northwest Quarter; thence Northerly along said East line a distance of 521 feet to the Northeast corner of said Northwest Quarter of the Northwest Quarter; thence Westerly along the North line of said Northwest Quarter of the Northwest Quarter a distance of 1,320 feet to the Place of Beginning.

Parcel No.: 2-010-45-004-4560-0000

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SECTION 4:

The Southeast Quarter; That part of the Southwest Quarter more particularly described as follows: Beginning at the Southeast corner of the Southwest Quarter; thence West along the South boundary line of said Southwest Quarter a distance of 1765.5 feet; thence North parallel to the East boundary line of said Southwest Quarter to a point on the North boundary line thereof; thence East along the North boundary line of said Southwest Quarter a distance of 1765.5 feet to the Northeast corner thereof; thence South along the East boundary line of said Southwest Quarter one-half (1/2) mile to the Place of Beginning.

EXCEPTING all that part of the West 585 feet of the East half of the Southeast Quarter of Section 4 lying South of Peola Road.

AND EXCEPTING: That part of the Southwest Quarter of the Southwest Quarter of Section 3 and of the Southeast Quarter of the Southeast Quarter of Section 4, Township 10 North, Range 45 EWM, more particularly described as follows: Beginning at the Southeast corner of said Section 4; thence Westerly along the South line of said Section 4 a distance of 735 feet; thence Northerly 320 feet; thence South 78°10' East 1,560.20 feet to a point on the South line of said Section 3; thence Westerly along said South line a distance of 792.00 feet to the Place of Beginning.

Parcel No.: 2-010-45-004-7000-0000

SECTION 9:

That part of the Northeast Quarter of the Southeast Quarter more particularly described as follows: Beginning at the Northeast corner of said Northeast Quarter of the Southeast Quarter; thence South along the East line of said Northeast Quarter of the Southeast Quarter a distance of 850.72 feet; thence North 37°30' West 693.0 feet; thence North 49°00' West 458.70 feet to a point on the North line of said Northeast Quarter of the Southeast Quarter; thence East along said North line a distance of 768.06 feet to the Place of Beginning.

Parcel No.: 2-010-45-009-4100-0000

The North half, EXCEPTING all that part of the West 799.5 feet of the Northwest Quarter of the Northwest Quarter of said Section 9, lying North of State Route No. 128.

EXCEPTING that part of the Northeast Quarter of the Northeast Quarter of Section 9 and the Northwest Quarter of the Northwest Quarter of Section 10, more particularly described as follows: Beginning at the Northeast corner of said Section 9; thence Westerly along the North line of said Section 9 a distance of 735 feet; thence South 71°37' East 774.5 feet to a point on the West line of said Section 10; thence South 78°09'30" East 1,348.70 feet to a point on the East line of said Northwest Quarter of the Northwest Quarter; thence Northerly along said East line a distance of 521 feet to the Northeast corner of said Northwest Quarter of the Northwest Quarter; thence Westerly along the North line of said Northwest Quarter of the Northwest Quarter a distance of 1,320 feet to the Place of Beginning.

Parcel No.: 2-010-45-009-8000-0000

SECTION 10:

The South half of the Southeast Quarter.

Parcel No.: 2-010-45-010-4700-0000

The West half of the West half.

EXCEPTING that part of the Northeast Quarter of the Northeast Quarter of Section 9 and the Northwest Quarter of the Northwest Quarter of Section 10, more particularly described as follows: Beginning at the Northeast corner of said Section 9; thence Westerly along the North line of said Section 9 a distance of 735 feet; thence South 71°37' East 774.5 feet to a point on the West line of said Section 10; thence South 78°09'30" East 1,348.70 feet to a point on the East line of said Northwest Quarter of the Northwest Quarter; thence Northerly along said East line a distance of 521 feet to the Northeast corner of said Northwest Quarter of the Northwest Quarter; thence Westerly along the North line of said Northwest Quarter of the Northwest Quarter a distance of 1,320 feet to the Place of Beginning.

Parcel No.: 2-010-45-010-6600-0000

SECTION 15:

The North half of the Northeast Quarter and the Northeast Quarter of the Northwest Quarter of said Section 15.

Parcel No.: 2-010-45-015-1800-0000

EXHIBIT B

New Legal Descriptions

Parcel 1:

The East 668.00 feet of the Southwest Quarter, Section 3, Township 10 North, Range 45 East of the Willamette Meridian, Asotin County, Washington:

TOGETHER WITH the North 100.00 feet of the East 1253.00 feet of said Southwest Quarter.

Parcel No.: 2-010-45-003-3550-0000

Parcel 2:

The West 685.00 feet of the East 1353.00 feet of the Southwest Quarter, Section 3, Township 10 North, Range 45 East of the Willamette Meridian, Asotin County, Washington:

EXCEPTING THEREFROM the North 100.00 feet of the East 1253.00 feet of said Southwest Quarter.

Parcel No.: 2-010-45-003-3560-0000

Parcel 3:

The West 667.00 feet of the East 2020.00 feet of the Southwest Quarter, Section 3, Township 10 North, Range 45 East of the Willamette Meridian, Asotin County, Washington.

Parcel No.: 2-010-45-003-3650-0000

Parcel 4:

The Southwest Quarter of Section 3, Township 10 North, Range 45 East of the Willamette Meridian, Asotin County, Washington:

EXCEPTING THEREFROM the East 2020.00 feet of said Southwest Quarter.

Parcel No.: 2-010-45-003-3660-0000

Parcel 5:

The East half of the Southeast Quarter of Section 4, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington, lying South of Peola Road.

Parcel No.: 2-010-45-004-4560-0000

Parcel 6:

That part of the Southeast Quarter of Section 4, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington, lying North of Peola Road

AND

That part of the Southwest Quarter of said Section 4 lying North of Peola Road more particularly described as follows: Beginning at the Southeast corner of the Southwest Quarter; thence West along the South boundary line of said Southwest Quarter a distance of 1765.5 feet; thence North parallel to the East boundary line of said Southwest Quarter to a point on the North boundary line thereof; thence East along the North boundary line of said Southwest Quarter a distance of 1765.5 feet to the Northeast corner thereof; thence South along the East boundary line of said Southwest Quarter one-half (1/2) mile to the Place of Beginning. All lying North of Peola Road.

AND ALSO

The Northwest quarter of the Northwest quarter of Section 9, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington, lying North of State Route No. 128, EXCEPTING all that part of the West 799.5 feet of the Northwest Quarter of the Northwest Quarter of said Section 9.

Parcel No.: 2-010-45-004-7000-0000

Parcel 7:

The North half of Section 9, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington, EXCEPTING all that part of the Northwest Quarter of the Northwest Quarter of said Section 9, lying North of State Route No. 128.

AND

That part of the Northeast Quarter of the Southeast Quarter of said Section 9 more particularly described as follows: Beginning at the Northeast corner of said Northeast Quarter of the Southeast Quarter; thence South along the East line of said Northeast Quarter of the Southeast

Quarter a distance of 850.72 feet; thence North 37°30' West 693.0 feet; thence North 49°00' West 458.70 feet to a point on the North line of said Northeast Quarter of the Southeast Quarter; thence East along said North line a distance of 768.06 feet to the Place of Beginning.

AND ALSO

That part of the Southwest Quarter of Section 4 and the West half of the Southeast Quarter of Section 4, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington, lying South of Peola Road.

AND ALSO

The West half of the West half of Section 10, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington,

Parcel No.: 2-010-45-009-8000-0000

Parcel 8:

The South half of the Southeast Quarter of Section 10, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington

AND

The North half of the Northeast Quarter and the Northeast Quarter of the Northwest Quarter of Section 15, Township 10 North, Range 45 East of the Willamette Meridian, records of Asotin County Washington

Parcel No.: 2-010-45-015-1800-0000

EXHIBIT C

Property Tax Parcel Numbers

OLD Numbers	
Parcel Number	Tax Assessed Value
2-010-45-003-3000-0000	\$ 24,140
2-010-45-004-4560-0000	\$185,110
2-010-45-004-7000-0000	\$ 35,960
2-010-45-009-4100-0000	\$ 260
2-010-45-009-8000-0000	\$ 42,410
2-010-45-010-4700-0000	\$ 3,290
2-010-45-010-6600-0000	\$ 16,200
2-010-45-015-1800-0000	\$ 8,600
Total:	\$315,970

NEW Numbers	
Parcel Number	Tax Assessed Value
2-010-45-003-3550-0000	TBD
2-010-45-003-3560-0000	TBD
2-010-45-003-3650-0000	TBD
2-010-45-003-3660-0000	TBD
2-010-45-004-4560-0000	TBD
2-010-45-004-7000-0000	TBD
2-010-45-009-8000-0000	TBD
2-010-45-015-1800-0000	TBD
Total:	\$315,970

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