

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

Only for sales in a single location code on or after February 1, 2023.
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 LEONARD H. ROSS
MARY L. MINTON
Mailing address 2465 1TH ST
City/state/zip CLARKSTON, WA 99403
Phone (including area code) 509 758 1966

2 Buyer/Grantee

Name Mary L Minton
Mailing address 2465 1TH ST
City/state/zip CLARKSTON WA 99403
Phone (including area code) 509 758 1966

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
1-041-25-006-0004
Personal property? ☐
Assessed value(s) 139,000

4 Street address of property 2465 1TH ST, CLARKSTON
This property is located in _____ (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).

SEE ATTACHED.

5 Land use code 11

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 _____ 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) 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 _____ Signature _____
Print name _____ Print name _____

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

Signature of grantor or agent Leonard H. Ross
Name (print) Leonard H. Ross
Date & city of signing 2/21/23 Clarkston

Signature of grantee or agent Mary L Minton
Name (print) Mary L Minton
Date & city of signing 2/21/23 Clarkston

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)).

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That part of Lots 6 and 7 of Block "H-1" of Clarkston Heights according to plat recorded in Book C of Plats, page 20, records of Asotin County, Washington, described as follows: Beginning at the Southwest corner of Lot 6, Block "H-1" of

Clarkston Heights, said point being on the centerline of the County road; thence North along centerline of said County road a distance of 90 feet; then East parallel to the South line of said Lot 6 a distance of 145 feet; thence South a distance of 100 feet; thence West a distance of 145 feet to a point on the West line of Lot 7 of Block "H-1" of Clarkston Heights, thence North along the West line of said Lot 7 a distance of 10 feet to the point of beginning.

AND

The South 12.0 feet of the North 22.0 feet of the West 145.0 feet of Lot 7 of Block "H-1" of Clarkston Heights, Asotin County, Washington.

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