

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

Only for sales in a single location code on or after January 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 cashler. Please type or orint.

Check box if partial sale, indicate % sold.	t percentage of ownership acquired next to each name.		
1 Seller/Grantor	Z Buyer/Grantee NameRandy Sexton		
Name Ressler Living Trust dated July 14, 2016			
Lowell R. Ressler and Diane J. Ressler. TTEE Malling address PO Box 927	Mailing address 2958 26th Stre	et	
City/state/zip Asotin WA 99402	City/state/zip Clarkston, WA 99403		
Phone (Including area code)	Phone (including area code)		
Send all property tax correspondence to: Same as Buyer/Grantee	Ust all real and personal property tax parcel account numbers 11320021800030000	Personal property?	Assessed value(s) 383,200.00
	17020000600000000		54,200.00
Malling address	11690100600010000		13,000.00
City/state/zip			
This property is located in <u>Asotin</u> <u>Unincorp</u> Check box if any of the listed parcels are being segregated from anoth Legal description of property (if you need more space, attach a separate s	(for unincorporated locations please er parcel, are part of a boundary line adjust	select your coment or parc	ounty) X els being merge
5 Land use code 11 Household, single family units	7 List all personal property (tangible and	d Intangible) i	ncluded in seliin
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 ☑ N	If claiming an exemption, list WAC numb WAC number (section/subsection)		
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)		ed (SWD)	
6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No	Date of document 04/14/23		
is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? 口Yes 🖾 No			
s this property receiving special valuation as historical	*Personal property (dec		0.00
property per RCW 84,26?	Exclibation counter fact		
If any answers are yes, complete as instructed below.	Taxable selling	price	675,000.00
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE) NEW OWNER(S): To continue the current designation as forest land	Excise tax: stat		5,775.00
or classification as current use (open space, farm and agriculture, or	Less than \$525,000.01 at		4 000 00
timber) land, you must sign on (3) below. The county assessor must then determine if the land transferred continues to qualify and will indicate	110(1) 0323,000:01 to 02,525,000 = 0		0.00
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	From \$1,525,000.01 to \$3,025,000 at 2		0.00
continue the designation of classification, it will be removed and the compensating or additional taxes will be due and payable by the seller	Above \$3,025,000	•	D 00
Distribution of the Control of the C			
or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to	Agricultural and timberland at 1		7 695 00
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	Total excise tax:	state	7,695,00
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	Total excise tax:	state Local	7,695,00 1,687.50
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	Total excise tax: *Delinquent interest:	state Local state	7,695.00 1,687.50 0.00
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:	• Total excise tax:	state Local state Local	7,695.00 1,687.50 0.00
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:	• Total excise tax: • Delinquent interest: • Delinquent pe	state Local state Local naity	7,695.00 1,687.50 0.00 0.00
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:	*Delinquent interest: *Delinquent pe	state Local state Local naity	7,695.00 1,687.50 0.00 0.00 0.00 9,382.50
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:	*Delinquent interest: *Delinquent pe Sub *State technolog	state Local state Local naity stotal y fee	7,695.00 1,687.50 0.00 0.00 0.00 9,382.60
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:	*Delinquent interest: *Delinquent pe Sub *State technolog Afidavit processin	state Local state Local naity stotal y fee	7,695.00 1,687.50 0.00 0.00 0.00 9,382.60
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 country assessor for more information. This land:	*Delinquent interest: *Delinquent pe Sub *State technolog Afidavit processin	state Local state Local nalty total y fee g fee I due	7,695.00 1,687.50 0.00 0.00 0.00 9,382.60 5.00 9,387.50
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:	*Delinquent interest: *Delinquent pe Sub *State technolog Afidavit processin Tota	state	7,695.00 1,687.50 0.00 0.00 0.00 9,382.60 5.00 9,387.50
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 Print name	*Delinquent interest: *Delinquent interest: *Delinquent pe Sub *State technolog Afidavit processin Tota A MINIMUM OF \$10.00 IS DUE *SEE INSTRUC	state	7,695.00 1,687.50 0.00 0.00 0.00 9,382.60 5.00 9,387.50
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:	*Delinquent interest: *Delinquent interest: *Delinquent pe Sub *State technolog Afidavit processin Tota A MINIMUM OF \$10.00 IS DUE *SEE INSTRUC	state	7,695.00 1,687.50 0.00 0.00 9,382.50 5.00 9,387.50

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DATE 04/14/2023 - RECEIPT No. 55984 - Alliance Title - Clarkston

File No. 633109

Exhibit 'A'

Parcel 1:

Lot 6 of Block One of Steibert Addition according to the recorded plat thereof, recorded on July 1, 1977 as Instrument No. 133356 of Official Records of Asotin County, Washington. EXCEPT that portion of Lot 6 being a part of the following description:

Commencing at the monument at the Intersection of 12th Avenue and 25th Street; thence North 89°04'44" West along the centerline of 12th Avenue for a distance of 145.00 feet; thence South 0°55'16" West for a distance of 25.00 feet to a point on the South right-of-way of 12th Avenue, said point being the Point of Beginning; thence South 0°55'16" West for a distance of 270.00 feet; thence South 28°23'34" East for a distance of 344.07 feet; thence South 13°54'13" East for a distance of 406.72 feet; thence South 57°33'45" West for a distance of 209.35 feet; thence North 34°30'00" West for a distance of 435.94 feet; thence North 0°55'16" East for a distance of 723.05 feet to the South right-of-way of 12th Avenue; thence South 89°04'44" East along said right-of-way 155.00 feet to the Point of Beginning. 1-169-01-006-0001-0000

Parcel 2:

That part of Section 6 of Township 10 North, Range 46 East of the Williamette Meridian, Asotin County, Washington, AND more particularly described as follows: Commencing at the monument at the intersection of Critchfield Road and 6th Avenue; thence North 89°04'44" West along the centerline of 6th Avenue a distance of 825.0 feet; thence South 0°56'16" West a distance of 2846.4 feet to a point on the centerline of 12th Avenue, said point being the True Place of Beginning; thence continue South 0°55'16" West a distance of 45.0 feet to a point of curve; thence around a curve to the left with a radius of 490.0 feet for a distance of 389.12 feet; thence South 12°48'36" East a distance of 46.90 feet; thence South 9°13'10" West a distance of 45.0 feet; thence South 12°48'36" East a distance of 175.51 feet to a point of curve; thence around a curve to the left with a radius of 7295.66 feet for a distance of 418.33 feet; thence South 15°05'43" East a distance of 148.61 feet; thence South 57°25'16" West a distance of 264.50 feet; thence North 34°30' West a distance of 737.16 feet; thence North 0°55'16" East a distance of 747.44 feet to a point on the centerline of 12th Avenue; thence South 89°04'44" East along said centerline a distance of 300.0 feet to the True Place of Beginning.

EXCEPTING THEREFROM all that portion of the above description lying within the right of way of 12th Avenue and 25th Street.

ALSO EXCEPTING THEREFROM Lots 1 thru 6 of Block One of Steibert Addition according to the recorded plat thereof, recorded on July 1, 1977 as Instrument No. 133356 of Official Records of Asotin County, Washington.

AND ALSO EXCEPTING THEREFROM: That part of Section 6 of Township 10 North, Range 46 East of the Willamette Meridian AND part of Lots 3, 4, 5 and 6 of Block One of Stelbert Addition described as follow: Commencing at the monument at the intersection of 12th Avenue and 25th Street; thence North 89°04'44" West along the centerline of 12th Avenue for a distance of 145.00 feet; thence South 0°55'16" West for a distance of 25.00 feet to a point on the South right-of-way of 12th Avenue, said point being the Point of Beginning; thence South 0°55'16" West for a distance of 270.00 feet; thence South 28°23'34" East for a distance of 344.07 feet; thence South 13°54'13" East for a distance of 406.72 feet; thence South 57°33'45" West for a distance of 209.35 feet; thence North 34°30'00" West for a distance of 435.94 feet; thence North 0°55'16" East for a distance of 723.06 feet to the South right-of-way of 12th Avenue; thence South 89°04'44" East along said right-of-way 155.00 feet to the Point of Beginning. (Now known as Ball Addition)

1-132-00-218-0003-0000

Parcel 3:

Lot 6 of Upper Dove Replat, according to the official plat thereof, recorded July 8, 2007 in Official Records of Asotin County, Washington, under Instrument No. 300143

55984