

Department of **Revenue**
Washington State
Form 84 0001a

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 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

CLEAR RECON CORP, A WASHINGTON CORPORATION

Mailing Address

601 West 1st Avenue, Suite 1400

City/State/Zip

Spokane, WA 99201

Phone No. (including area code)

206-707-9599

2

Buyer/Grantee

Name

Diamond S, LLC an Idaho Limited Liability Company

Mailing Address

222 2nd Avenue

City/State/Zip

Lewiston, ID 83501

Phone No. (including area code)

208-305-5555

3

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

Name

Mailing Address

City/State/Zip

Phone No. (including area code)

List all real and personal property tax parcel account numbers

1-003-08-015-0002-0000

Personal property?

Assessed value(s)

109,600 0.00

0.00

0.00

0.00

4

Street address of property:

614 LIBBY ST CLARKSTON, WA 99403

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)

The East 60 feet of Lot 15 in Block 8 of South of Clarkston, according to the official plat thereof, EXCEPT the North 50 feet thereof, filed in Book B of Plats at Page(s) 40 Official Records of Asotin County, Washington.

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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)?

☐

☒

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) and will continue in its current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions)

☐

☒

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Is this property designated as forest land per chapter 84.33 RCW?

☐

☒

Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34?

☐

☒

Is this property receiving special valuation as historical property per chapter 84.26?

☐

☒

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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-208(3)

Reason for exemption

TRUSTEE'S DEED UPON SALE

Deed Dated: 4/2/2010 Recorded: 4/7/2010 Instrument No.: 318320

Type of Document

TRUSTEE'S DEED UPON SALE

Date of Document

MAR 28 2023

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 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) does not wish to continue, all additional tax calculated pursuant to chapter 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

PAID

APR 17 2023

ASOTIN COUNTY

TREASURER

Gross Selling Price \$

\$55,000.00

*Personal Property (deduct) \$

0.00

Exemption Claimed (deduct) \$

55,000.00

Taxable Selling Price \$

0.00

Excise Tax: State

Less than \$525,000.01 at 1.1% \$

0.00

From \$525,000.01 to \$1,525,000 at 1.28% \$

0.00

From \$1,525,000.01 to \$3,025,000 at 2.75% \$

0.00

Above \$3,025,000 at 3.0% \$

0.00

Agricultural and timberland at 1.28% \$

0.00

Total Excise Tax: State \$

0.00

0.0000 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

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

Signature of Grantor or Agent

Name (print)

MONICA CHAVEZ

Date & city of signing:

MAR 28 2023

San Diego

Signature of Grantee or Agent

Name (print)

Andy SCHWARTZMAN

Date & city of signing:

4-17-2023

Asotin

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 \$10,000.00, 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 360-705-5705. Teletype (TTY) users may use the WA Relay Service by calling 711.

DIAMOND S LLC
#3991
#55990