

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

Only for sales in a single location code on or after March 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 Shelly L. Romine

Mailing address 2346 Hillview Court

City/state/zip Clarkston, WA 99403

Phone (including area code) 509-552-0215

2 Buyer/Grantee

Name Shelly Lynn Romine,

Trustee of The Shelly Lynn Romine Living Trust

Mailing address 2346 Hillview Court

City/state/zip Clarkston, WA 99403

Phone (including area code) 509-552-0215

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

1-042-00-019-0003-0000

Personal
property?

Assessed
value(s)

☐

\$0.00 - 287,200

☐

\$ 0.00

☐

\$ 0.00

4 Street address of property 3289 Clemens RD Clarkston, WA 99403

This property is located in Asotin

☒ (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 page for legal description.

5

11 - Household, single family units

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 its 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 Shelly Romine

Name (print) Shelly L Romine

Date & city of signing _____

Pullman, WA

Signature of grantee or agent Shelly Romine

Name (print) Shelly Lynn Romine

Date & city of signing _____

Pullman, 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.

That part of Lots 19, 20 and 21 of W.J. Clemans Addition to the Town of Asotin, according to the recorded official plat thereof, Records of Asotin County, Washington, more particularly described as follows:

Commencing at the Southeast corner of said Lot 21, thence South $79^{\circ}52'$ West along the South line of said Lot 21 (alternate record bearing is $81^{\circ}28'$ West) a distance of 278.50 feet to the TRUE PLACE OF BEGINNING; thence North $10^{\circ}08'$ West (alternate record bearing is North $8^{\circ}21'$ West) 29.74 feet; thence South $79^{\circ}52'$ West 160.51 feet; thence South $47^{\circ}02'$ East 27.25 feet; thence South $4^{\circ}14'$ East 8.00 feet; thence South $30^{\circ}42'$ West 334.23 feet to a point on the centerline of the County Road; thence South $13^{\circ}58'$ East along said centerline a distance of 17.07 feet; thence North $30^{\circ}42'$ East 240.43 feet; thence North $79^{\circ}52'$ East 200.19 feet; thence North $10^{\circ}08'$ West 88.00; thence North $79^{\circ}52'$ East 4.97 feet to the true place of beginning.

AND that part of Lots 19, 20 and 21 of W.J. Clemans Addition to the Town of Asotin, Asotin County, Washington, more particularly described as follows: Commencing at the Southwest corner of said Lot 21; thence North $79^{\circ}52'$ East along the South line of said Lot 21 a distance of 12.53 feet to the true place of beginning; thence North $4^{\circ}14'$ West, 8.00 feet; thence North $47^{\circ}02'$ West 27.25 feet; thence South $9^{\circ}52'$ East, 48.00 feet; thence North $30^{\circ}42'$ East, 24.11 feet to the true place of beginning.

AND

That part of Lot 1 of Reeves Addition, according to the official plat thereof, recorded December 22, 2003 as Instrument No. 273369, more particularly described as follows: Beginning at the Northeast corner of said Lot 1; thence South $79^{\circ}52'$ West along the North line of said Lot 1 distance of 200.19 feet; thence South $30^{\circ}42'$ West and continue along said North line a distance of 197.75 feet to a point on the East right-of-way line of Clemans Road; thence North $31^{\circ}35'23''$ East, 188.38 feet; thence North $77^{\circ}20'14''$ East, 204.34 feet to the point of beginning.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public records, including those shown on any recorded plat or survey.

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