Department of Revenue Washington State

Only fonsales in a single location code on or after Jahuary 1, 2023.

This affidavit will not be accepted unless all areas on all pages are fully and accurately completed.

Form 84.0001a. I this form is your receipt when stami	ped by cashler <i>Pjedse type on print</i> . St. percentaga of ownership acquired next to each name.
1 Soller/Grantor	2 Buyer/Grantec.
Name Riverside Centre, LLC, a Washington LLC	Name Wynne Living Trust
By: Jol you Reugh Kovalsky, Manager	James J. Wynne and Barbara L. Wynne, TTEEs
Mailing address Ben Burr Building	Mailing address 2900 N. Government Way #254
City/state/zip Spokane WA 99223	City/state/zip Coagr d'Alena ID 838153751
Phone (including area code)	Phone (Including area code)
3 Send, all property tax correspondence to: Same as Buyer/Grantue	Ust all real and porsonal property tax Personal Assessed parcel sccount numbers property? Value(s) 10474000800010000
Mailing address 2900 N. Government Way #254	
City/state/zlp Coeur d'Alena ID 838153751	· ·
4 Street address of property 121 2nd Street, Asotin, WA 99402	
This property is located in Asolin Asolin(city)	(for unincorporated locations please salect your county) X
Legal description of property (If you need more space, attach a separate si -See attached 'Exhibit A'.	er parcel, are part of a boundary line adjustment of parcels being merged. heet to each page of the afidavit).
	
5 Land use code Household, single family units	7 List all personal property (tangible and intangible) included in sailing price.
(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 number and reason for exemption. WAC number (section/subsection)
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)	Reason for examption
6 Is this property designated as forest land per RCW 84.937 Tyes XI No.	
	Date of docament appropria
Is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34?	Gross selling price 340,000.00
to this manager according executi valuation as historical	*Personal property (deduct) 0.00
property per RCW 84.26?	
If any answers are yes, complete as instructed below.	Taxable selling price340,000.00
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE) NEW OWNER(S); To continue the turrent designation as forest land	Excise tax: stato
or classification as current use (open space, farm and agriculture, or	Less than \$525,000.01 at 1.1%
timber) land, you must sign on (3) below. The county assessor must then	From:\$525,000.01 to \$1,525,000 at 1.28% 0.00
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	From \$1,525,000.01 to \$3,025,000 at 2.75% 0.00
continue the designation or classification, it will be removed and the	Above \$3,025,000 at 3% 0.00
compensating or additional taxes will be due and payable by the seller	Agricultural and timboriand at 1.28% 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	3.740.00
Information.	Total excise tax: state
This land;	LOCAI
continuance.	*Delinquent Interest: state
	Local0.00_
Deputy assessor signature Date	*Dolinquent penalty 0.00 Subtotal 5,290.00
(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) NEW OWNER(S): To continue special valuation as historic property, sign	Subtotal 6,290.00
(3) below. If the new owner(s) doesn't wish to continue, all additional tax	C U *State technology fee 5.00
calculated pursuant to RCW 84.26, shall be due and payable by the stiller	Afidavíť processing fee
or transferor at the time of sale. (3) NEW OWNER(S) SIGNATURE	Total due 6,295,00
(3) NEW OWNER(3) SIGNATIONS	A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX
Signature Signature	*SEE INSTRUCTIONS
Print name Print name	
8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRU Signature of grantor or agent	P. Signature of grantee or agent Name (print) Wynne Living Trust
Name (print) Riverside Centre, LUC, a Washington LLC	N 2 2 0 1 1 7 1
Date & city of signling 8/3/23 COA TOOL	Date & city of signing 8-3-23 Cd. F., 217.

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DATE 08/04/2023 - RECEIPT No. 56259 - Alliance Title - Clarkston

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File No. 641758

Exhibit 'A'

The West 14 feet of Lot 4, all Lots 5, 6 and 7, and the East 16 feet of Lot 8 in Block 40 of Schank and Reed's First Addition to the Town of Asotin, according to the official plat thereof, filed in Book A of Plats at Page(s) 5, records of Asotin County, Washington.

Together with that portion of the vacated alley, lying adjacent to said Lots 4-8, as vacated by Ordinance # 97-526, recorded April 15, 1997, as Instrument No. 227228 and amended by Ordinance No. 97-530, recorded September 22, 1997 as Instrument No. 230019, which attaches by operation of law.

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