

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 % 50 sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name VICKI E. MARTIN

Mailing address 2251 DEER POINTE DRIVE

City/state/zip CLARKSTON, WA 99403

Phone (including area code) (509) 592-0192

2 Buyer/Grantee

Name WILLIAM H. MARTIN FAMILY TRUST 50%

VICKI E. MARTIN, TRUSTEE

Mailing address 2251 DEER POINTE DRIVE

City/state/zip CLARKSTON, WA 99403

Phone (including area code) 5095920192

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

1619000730000

Personal
property?

Assessed
value(s)

☐

\$0.00 516,700

☐

\$ 0.00

☐

\$ 0.00

4 Street address of property

1251 Deer Pointe Dr, Clarkston WA 99403

This property is located in Clarkston Asotin County (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 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 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 _____

7 List all personal property (tangible and intangible) included in selling price.

If claiming an exemption, list WAC number and reason for exemption.

WAC number (section/subsection) 458-61A-202 (b) (e)

Reason for exemption

INHERITANCE LETTERS OF TESTAMENTARY

Type of document QUITCLAIM DEED

Date of document 9-7-2023

Gross selling price 0.00

*Personal property (deduct) 0.00

Exemption claimed (deduct) 0.00

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% 0.00

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**

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

Signature of grantor or agent _____

Name (print) HOWARD M. NEILL, AGENT

Date & city of signing 9-14-23 PULLMAN

Signature of grantee or agent _____

Name (print) HOWARD M. NEILL, AGENT

Date & city of signing 9-14-23 PULLMAN

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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the following described real estate located in Asotin County, Washington, to wit:

PARCEL I:

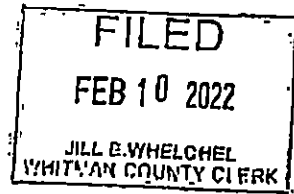
Lot 73 of the Ridges At Dry Gulch Subdivision, according to the official Plat thereof, records of Asotin County, Washington.

AND

PARCEL II:

That part of Lot 71 of the Ridges At Dry Gulch Subdivision, Clarkston Heights and the South Half of the Southwest Quarter of Section 30 and the North Half of the Northwest Quarter of Section 31, Township 11 North, Range 46 East, W.M. Asotin County, Washington, more particularly described as follows: COMMENCING at the monument on the centerline of Third Avenue and Deer Pointe Drive; thence N 01°01'51" E a distance of 205.43 feet along the centerline; thence around a curve to the left with a Delta Angle of 51°23'03", a radius of 300 feet, a distance of 269.05 feet, following said centerline; thence N 62° 51'27" E a distance of 27.41 feet to a point on the right of way of Lot 73, and to the TRUE POINT OF BEGINNING; thence N 84°21'42" E a distance of 233.38 feet; thence S 02°56'33" E a distance of 13.99 feet; thence S 87°48'00" W a distance of 233.14 feet to the true point of beginning.

56353



CERTIFIED

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF WHITMAN

In the Matter of the Estate of:

WILLIAM H. MARTIN,

Deceased.

)
) Case No. 22 4 00016 38
)
) LETTERS TESTAMENTARY
)

WHEREAS the Last Will of WILLIAM H. MARTIN, dated the 5th day of April, 2002, was on the 10th day of February, 2022, duly exhibited, proven, and recorded in the above-entitled Superior Court and,

WHEREAS, it appears in and by the said Will that VICKI E. MARTIN was appointed as Personal Representative; and,

WHEREAS, said Personal Representative has duly qualified;

NOW, THEREFORE, know all men by these presents that we do hereby authorize the said VICKIE E. MARTIN to execute said Will according to law.

WITNESS my hand and seal of said Court this 10th day of February, 2022.

Clerk of Superior Court

BY: Jill E. Welcher

LETTERS TESTAMENTARY
Page 1

AITKEN, SCHAUBLE, PATRICK, NEILL & SCHAUBLE
P.O. BOX 307
PULLMAN, WASHINGTON 99163
(509) 334-3505

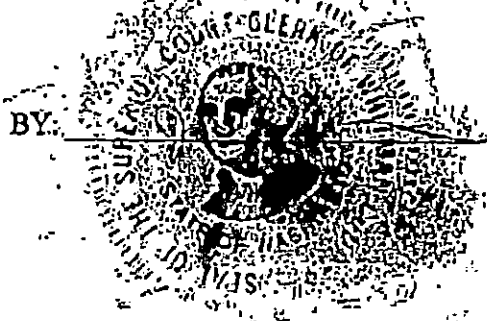
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County of Whitman)

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of
said Superior Court this 10 day of February, 2022.

BÝ:



AITKEN, SCHAUBLE, PATRICK, NEILL & SCHAUBLE
P. O. BOX 307
PULLMAN, WASHINGTON 99169
(509) 334-3505

55024