

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 RANDY E. OLSON and SARAH R. OLSON, husband and wife

Mailing address 2621 Ben Johnson Rd

City/state/zip Clarkston, WA 99403

Phone (including area code) _____

2 Buyer/Grantee

Name RANDY E. OLSON and SARAH R. OLSON, Trustees of the
OLSON LIVING TRUST dated **OCT 12 2023**

Mailing address 2621 Ben Johnson Rd

City/state/zip Clarkston, WA 99403

Phone (including area code) _____

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

1-619-00-055-5001-0000

Personal property?

☐

Assessed value(s)

\$ 78,750.00

☐

\$ 0.00

☐

\$ 0.00

4 Street address of property 2621 BEN JOHNSON ROAD CLARKSTON

This property is located in 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).

A parcel of land located in Lots 31, 32, 53, 54, and 55 of The Ridges at Dry Gulch Subdivision, located in the Southwest Quarter of the Southwest Quarter of Section 30, Township 11 North, Range 46 East of the Willamette Meridian, Asotin County, Washington.

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-211(2)(g)

Reason for exemption _____

Transfer to a Living Trust _____

Type of document Warranty Deed

Date of document **OCT 12 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

0.0025 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 Randy E Olson

Name (print) RANDY E. OLSON

Date & city of signing Clarkston, Washington **OCT 12 2023**

Signature of grantee or agent Sarah R Olson

Name (print) SARAH R. OLSON, Trustee

Date & city of signing Clarkston, Washington **OCT 12 2023**

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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