

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 Cindy Cox-Neisler and Talvi Neisler, a married woman
dealing in her sole and separate property
Mailing address 2670 27th St
City/state/zip Clarkston, WA 99403
Phone (including area code) (509) 758-3417

2 Buyer/Grantee

Name Talvi Neisler and Cindy Cox-Neisler, husband and wife
Mailing address 2670 27th St
City/state/zip Clarkston, WA 99403
Phone (including area code) (208) 790-0591

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	Personal property?	Assessed value(s)
<u>1-132-00-188-0003-0000</u>	<input type="checkbox"/>	<u>\$ 372,300.00</u>
_____	<input type="checkbox"/>	<u>\$ 0.00</u>
_____	<input type="checkbox"/>	<u>\$ 0.00</u>

4 Street address of property 2670 27th St, Clarkston WA 99403

This property is located in Clarkston (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).

Please see the legal description attached as Exhibit A.

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 _____

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

Signature of grantor or agent Cindy Cox-Neisler Signature of grantee or agent Cindy Cox-Neisler
Name (print) Cindy Cox-Neisler Name (print) Cindy Cox-Neisler
Date & city of signing 11-7-23 - Lewiston, Id Date & city of signing 11-7-23 - Lewiston

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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Legal Description

DESCRIBED IN QUITCLAIM DEED RECORDED IN ASOTIN COUNTY UNDER AUDITOR'S FILE NUMBER 281740, BEING THAT PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 11 NORTH, RANGE 46 EAST OF THE WILLAMETIE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MONUMENT AT THE INTERSECTION OF THE CENTERLINES OF 6TH AVENUE AND CRITCHFIELD ROAD;

THENCE NORTH 89°04'44" WEST ALONG THE CENTERLINE OF 6TH AVENUE A DISTANCE 2310.0 FEET;

THENCE SOUTH 0°55'16" WEST A DISTANCE OF 890 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUE SOUTH 0°55'16" WEST A DISTANCE OF 100 FEET;

THENCE NORTH 89°04'44" WEST A DISTANCE OF 165 FEET;

THENCE NORTH 0°55'16" EAST A DISTANCE OF 100 FEET;

THENCE SOUTH 89°04'44" EAST A DISTANCE OF 165 FEET TO THE POINT OF BEGINNING.

RESERVING FROM THE ABOVE DESCRIBED TRACT FOR ROAD AND UTILITY EASEMENTS THAT PORTION THEREOF DEEDED TO THE COUNTY BY DEED RECORDED AS INSTRUMENT NO. 112564.

Property Tax Parcel No. 1-132-00-188-0003-0000

EXHIBIT A

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