

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

Only for sales in a single location code on or after January 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 Estate of Eldred D. Olson, deceased
Gail Olson Long, Personal Representative
Mailing address 2817 NW 69th Street
City/state/zip Seattle WA 98117
Phone (including area code) _____

2 Buyer/Grantee

Name David M. Brume Jr.
Jennifer Brume
Mailing address 1308 15th Street
City/state/zip Clarkston, WA 99403
Phone (including area code) _____

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name David M. Brume Jr. Jennifer Brume
Mailing address _____
City/state/zip _____

List all real and personal property tax
parcel account numbers
10043200200010000
Personal
property?
☐ Assessed
value(s)
337,900.00

4 Street address of property 1515 Highland Avenue, Clarkston, WA 99403

This property is located in Asotin Unincorp (for unincorporated locations please select your county) ☒ X

☐ 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 'Exhibit A'.

5 Land use code 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 [Signature]

Name (print) Estate of Eldred D. Olson, deceased

Date & city of signing 11/30/2023 Seattle

Signature of grantee or agent [Signature]

Name (print) David M. Brume Jr.

Date & city of signing 12/1/23 Clarkston

Perjury in this affidavit is a crime under RCW 9A.02.010. A person who knowingly and intentionally makes a false statement in this affidavit is guilty of a crime under RCW 9A.02.010.

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File No. 650974

Exhibit 'A'

Lot 2 in Block S S of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 35 1/2 Official Records of Asotin County, Washington.

AND

That part of Lot 1 in Block S S of Vineland, according to the official plat thereof, filed in Book A of Plats at Page(s) 35 1/2 Official Records of Asotin County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 1; thence South 10°00' West along the West line of said Lot 1 a distance of 141.68 feet; thence South 78°39' East, 131.00 feet to a point on the West right of way line of 15th Street; thence North along said right of way line a distance of 50.00 feet to a point on the North line of said Lot 1; thence North 42°00' West along said North line 155.17 feet to The Place of Beginning.

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FILED

2023 MAY 24 AM 11:41

MCKENZIE A. CAMPBELL
COUNTY CLERK
ASOTIN COUNTY, WA

SUPERIOR COURT OF WASHINGTON FOR ASOTIN COUNTY

In the Matter of the Estate of:

ELDRED D. OLSON,

Deceased.

)
) NO. 23-4-00056-02
)
) LETTERS TESTAMENTARY
) (RCW 11.28.090)
)
)

On May 24, 2023, the last *Will* of the above-named Decedent was duly exhibited,
proven, and filed in the foregoing Superior Court.

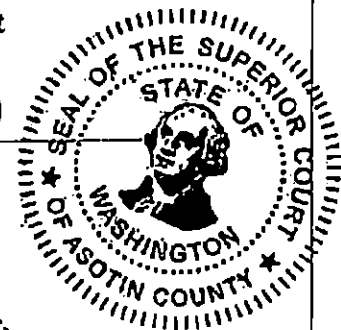
In the *Will*, Decedent named GAIL OLSON LAING to act as its Personal Representative,
who, by Order of this Court, is authorized to execute the *Will* according to law.

Witness my hand and the seal of this Court on May 24, 2023.

Clerk of the Superior Court

By:

Bergin
Deputy Clerk



Jones, Brower & Callery, P.L.L.C.
1304 Idaho Street, P.O. Box 854
Lewiston, ID 83501
(208) 743-3591
Facsimile: (208) 746-9553

LETTERS TESTAMENTARY

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STATE OF WASHINGTON)

: ss.

County of Asotin)

I, McKenzie A. Campbell, County Clerk of the County of Asotin, State of Washington, and ex-officio Clerk of the Superior Court of the State of Washington for Asotin County, do hereby certify that the within and foregoing is a full, true and correct copy of the Letters Testamentary and of the whole thereof, as the same are now on file and of record in the above-entitled cause in my office and custody. Said Letters have never been revoked and are still in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of this Superior Court this ____ day of _____, 20__.

County Clerk & Ex-officio
Clerk of the Superior Court

By _____
Deputy