

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 Lucy Dukes

Mailing address 520 8th Street

City/state/zip Clarkston WA 99403

Phone (including area code) _____

2 Buyer/Grantee

Name Julius Szigeti II

Sharon Anne Stearness

Mailing address 5334 N Commercial St.

City/state/zip Tacoma, WA 98407

Phone (including area code) _____

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

Name Julius Szigeti II Sharon Anne Stearness

Mailing address _____

City/state/zip _____

List all real and personal property tax

parcel account numbers

11320023100060000

Personal

property?

Assessed

value(s)

75,000.00

4 Street address of property NNA Westlake Road, 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 its 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 _____

Signature of grantor or agent _____

Name (print) Lucy Dukes

Date & city of signing 4/30/23, Clarkston, WA

A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX

*SEE INSTRUCTIONS

0200

Signature of grantee or agent _____

Name (print) Julius Szigeti II

Date & city of signing 12/1/23 Clarkston

Perjury in the second degree is a crime for which is punishable by confinement in a state prison for not more than two years or by a fine not exceeding \$5,000.

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File No. 650831

Exhibit 'A'

That portion of the Northeast Quarter of the Southeast Quarter of Section 19, Township 11 North, Range 45 East of the Willamette Meridian, Asotin County, Washington, described as follows:

Commencing at the point on the Lower Granite Dam Boundary Take Line, said point being Corps of Engineers Monument No. 906-21; thence South $42^{\circ}42'34''$ West along said Take Line a distance of 179.0 feet to the TRUE PLACE OF BEGINNING; thence continue South $42^{\circ}42'34''$ West a distance of 952.86 feet to a point; thence North $42^{\circ}42'39''$ West a distance of 291.76 feet to a point; thence North $1^{\circ}42'10''$ East a distance of 397.79 feet to a point; thence North $87^{\circ}01'56''$ East a distance of 385.00 feet to a point; thence North $28^{\circ}25'45''$ East a distance of 390.70 feet to a point; thence South $43^{\circ}34'05''$ East a distance of 380.00 feet to the TRUE POINT OF BEGINNING.

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