

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

Form 84 0001a

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 Steve and Gail Enterprise, LLC a WA LLC

Mailing address 7396 Autumn View Drive

City/state/zip Clarkston WA 99403

Phone (including area code) _____

2 Buyer/Grantee

Name Motohaven LLC, a WA LLC

Mailing address 700 Bridge Street

City/state/zip Clarkston WA 99403

Phone (including area code) 509758534

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

Name Motohaven LLC, a WA LLC

Mailing address 700 Bridge Street

City/state/zip Clarkston WA 99403 509758534

List all real and personal property tax parcel account numbers	Personal property?	Assessed value(s)
60014200200010000	☐	385,300.00
60014202400000000	☐	518,000.00
10014300200000000	☐	36,400.00
40000000009300000	X	93,890.00

4 Street address of property 700 and 718 Bridge Street and 443 7th Street, Clarkston, WA

This property is located in Asotin Clarkston (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 legal

5 Land use code 55 Retail Trade-Automotive Marine Craft A

Enter any additional codes 11
(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 _____

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

Signature of grantor or agent [Signature]

Name (print) Steve and Gail Enterprise, LLC a WA LLC

Date & city of signing 12-29-23, Clarkston, WA

Signature of grantee or agent [Signature]

Name (print) Motohaven LLC, a WA LLC

Date & city of signing 12-29-23, Clarkston, WA

Part of the record is made by a class of persons which is furnished by or for the county assessor in the RCW 84.33.140 or 84.34.108, or

To ask about the availability of this publication, or to request a copy, please call 360-705-6705. Teletype

REV 84 0001a (09/08/22)

THIS SPACE TREASURER'S USE ONLY

COUNTY TREASURER

EXHIBIT "A"

653344

PARCEL 1:

A parcel of land, comprised of all of Lots 1, 2, and 3, of Block 42 of Clarkston according to the plat recorded in Book B of Plats, Page 3, records of Asotin County, Washington, located in the North half (1/2) of Section 21, Township 11 North, Range 46 East, Willamette Meridian, City of Clarkston, County of Asotin, State of Washington, and more particularly described as follows:

Commencing at the Southwest corner of said Lot 1, which is the intersection of the North right-of-way line of Bridge Street and the East right-of-way line of Eighth (8th) Street in the City of Clarkston, WA, and the TRUE POINT OF BEGINNING; thence North along the said East right-of-way line of Eighth Street a distance of 150.00 feet to the Northwest corner of said Lot 3; thence East, leaving the said East right-of-way line of Eighth Street, a distance of 130.00 feet to the Northeast corner of said Lot 3, and the West right-of-way line of the 15.00 foot alley which bi-sects said Block 42; thence South, following the said West right-of-way line of the alley, a distance of 150.00 feet to the Southeast corner of said Lot 1, and the intersection of the said West right-of-way line of the alley, and the said North right-of-way line of Bridge Street; thence West, following the said North right-of-way line of Bridge Street, a distance of 130.00 feet, back to the TRUE POINT OF BEGINNING.
(Parcel No.: 6-001-42-002-0001-0000)

PARCEL 2:

A parcel of land, comprised of the South half (1/2) of Lot 21, and all of Lots 22, 23, and 24, of Block 42 of Clarkston according to the official plat thereof, filed in Book B of Plats at Page(s) 3 Official Records of Asotin County, Washington., located in the North half (1/2) of Section 21, Township 11 North, Range 46 East, Willamette Meridian, City of Clarkston, County of Asotin, State of Washington, and more particularly described as follows:

Commencing at the Southeast corner of said Lot 24, which is the intersection of the North right-of-way line of Bridge Street and the West right-of-way line of Seventh (7th) Street in the City of Clarkston, WA, and the TRUE POINT OF BEGINNING; thence North along the said West right-of-way line of Seventh Street a distance of 175.00 feet to the mid-point of the East line of said Lot 21; thence West, leaving the said West right-of-way line of Seventh Street, a distance of 130.00 feet to the mid-point of the West line of said Lot 21, and the East right-of-way line of the 15.00 foot alley which bi-sects said Block 42; thence South, following the said East right-of-way line of the alley, a distance of 175.00 feet to the Southwest corner of said Lot 24, and the intersection of the said East right-of-way line of the alley, and the said North right-of-way line of Bridge Street; thence East, following the said North right-of-way line of Bridge Street, a distance of 130.00 feet, back to the TRUE POINT OF BEGINNING.
(Parcel No.: 6-001-42-024-0000-0000)

PARCEL 3:

Lot 2 in Block 43 of Clarkston, according to the official plat thereof, filed in Book B of Plats at Page(s) 19 Official Records of Asotin County, Washington.
(Parcel No.: 1-001-43-002-0000-0000)

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