

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 Kristin
Name Reid A. Folsom and Kirstin T. Folsom

2 Buyer/Grantee
Name Allan A. Carr and Patricia L. Carr

Mailing address 2501 S. Slope Avenue
City/state/zip Clarkston, WA 99403
Phone (including area code) (509) 552-1590

Mailing address 2258 Chukar Lane
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	Personal property?	Assessed value(s)
<u>1-049-00-038-0012-0000</u>	☐	<u>\$ 0.00</u>
<u>1-297-01-013-0000-0000</u>	☐	<u>\$ 259,200.00</u>
_____	☐	<u>\$ 0.00</u>

4 Street address of property 2258 CHUKAR LN, CLARKSTON
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).

See attached Exhibits A-F

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 Reid A. Folsom
Name (print) Reid A. Folsom
Date & city of signing 2-9-24 CLARKSTON WA

Signature of grantee or agent Allan A. Carr
Name (print) Allan A. Carr
Date & city of signing 2-9-24 Clarkston

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
0260 *SEE INSTRUCTIONS

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)).

To ask about the availability of this publication in an alternate format for the visually impaired, please call 360-705-6705. Teletype (TTY) users may use the WA Relay Service by calling 711.

EXHIBIT A

BEFORE

PARCEL I

PARCEL NUMBER: 10490003800120000

(NOTE: ORIGINAL BASIS OF BEARINGS DESCRIPTION DIFFERS FROM DESCRIPTION BEING TRANSFERRED)

A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FURTHER MOST EASTERLY CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE LEAVING SAID LOT 13, BLOCK 1, OF LOWER DOVE ADDITION. ALONG A NON-TANGENT CURVE TO THE LEFT WITH A RADIUS POINT THAT BEARS NORTH 53°02'52" EAST A DISTANCE OF 46.00 FEET, A CENTRAL ANGLE OF 100°27'52", THE CHORD OF WHICH BEARS SOUTH 87°11'04" EAST FOR A DISTANCE OF 70.72 FEET, AN ARC DISTANCE OF 80.66 FEET TO A NON-TANGENT CURVE TO THE RIGHT BEING ON THE NORTHWESTERLY LINE OF WARRANTY DEED NUMBER 192028 (QUAIL RIDGE GOLF COURSE), RECORDS OF ASOTIN COUNTY;

THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE FOR THE FOLLOWING 2 COURSES:

- 1) ALONG SAID NON-TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 48°12'24" WEST A DISTANCE OF 350.00 FEET, A CENTRAL ANGLE OF 08°58'02", THE CHORD OF WHICH BEARS SOUTH 46°16'37" WEST FOR A DISTANCE OF 54.72 FEET, AN ARC DISTANCE OF 54.78 FEET;
- 2) SOUTH 50°45'38" WEST A DISTANCE OF 126.22 FEET, MORE OR LESS, TO THE NORTHWESTERLY CORNER OF WARRANTY DEED NUMBER 192028 (QUAIL RIDGE GOLF COURSE) BEING THE COMMON NORTHEASTERLY CORNER OF WARRANTY DEED NUMBER 195237 (FOLSOM);

THENCE CONTINUING SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID WARRANTY DEED NUMBER 195237 (FOLSOM) SOUTH 50°45'38" WEST A DISTANCE OF 203.50 FEET;

THENCE LEAVING SAID WARRANTY DEED NUMBER 195237 (FOLSOM) NORTH 38°41'00" WEST A DISTANCE OF 44.95 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID NON-TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 50°36'32" EAST A DISTANCE OF 407.38 FEET, A CENTRAL ANGLE OF 14°55'27", THE CHORD OF WHICH BEARS NORTH 31°55'45" WEST FOR A DISTANCE OF 105.81 FEET, AN ARC DISTANCE OF 106.11 FEET;

THENCE NORTH 51°19'00" EAST A DISTANCE OF 25.84 FEET TO THE NORTHWESTERLY CORNER OF LOT 12, BLOCK 1 OF SAID LOWER DOVE ADDITION, SAID POINT BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT;

THENCE ALONG THE BOUNDARY OF SAID LOT 12, BLOCK, LOWER DOVE ADDITION, FOR THE FOLLOWING 3 COURSES:

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EXHIBIT A

EXHIBIT A

- 1) ALONG SAID NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 66°29'03" EAST A DISTANCE OF 382.38 FEET, A CENTRAL ANGLE OF 15°09'44", THE CHORD OF WHICH BEARS SOUTH 31°05'50" EAST FOR A DISTANCE OF 100.89 FEET, AN ARC DISTANCE OF 101.19 FEET TO THE BEGINNING OF A CURVE TO THE LEFT;
- 2) THENCE ALONG SAID CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 51°19'18" EAST A DISTANCE OF 18.44 FEET, A CENTRAL ANGLE OF 94°38'37", THE CHORD OF WHICH BEARS SOUTH 86°00'00" EAST FOR A DISTANCE OF 27.11 FEET. AN ARC DISTANCE OF 30.46 FEET;
- 3) THENCE NORTH 46°40'41" EAST A DISTANCE OF 163.06 FEET TO THE SOUTHWESTERLY CORNER OF SAID LOT 13;

THENCE NORTHEASTERLY ALONG THE EASTERLY LINE OF SAID LOT 13 NORTH 46°40'41" EAST A DISTANCE OF 124.29 FEET TO THE **POINT OF BEGINNING**.

AND ALSO:

A PORTION OF LAND DESCRIBED IN RECORDS OF ASOTIN COUNTY, SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTERLINE MONUMENT AT THE CENTER OF THE CUL-DE-SAC OF CHUKAR LANE, LOWER DOVE ADDITION, INSTRUMENT NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE SOUTHEASTERLY ALONG SAID CENTERLINE, SOUTH 47°25'00" EAST A DISTANCE OF 19.82 FEET;

THENCE LEAVING SAID CENTERLINE AND CONTINUING, SOUTH 47°25'00" EAST A DISTANCE OF 26.19 FEET TO A POINT ON THE NORTHWEST LINE OF SAID WARRANTY DEED AND THE POINT OF BEGINNING;

THENCE LEAVING NORTHWEST LINE OF SAID PARCEL SOUTH 46°18'05" EAST A DISTANCE OF 3.00 FEET;

THENCE SOUTH 43°41'55" WEST A DISTANCE OF 184.52 FEET MORE OR LESS, TO THE NORTHWEST LINE OF SAID PARCEL;

THENCE NORTH 33°57'22" WEST ALONG SAID NORTHWEST LINE TO THE NORTHWESTERLY CORNER OF SAID WARRANTY DEED NUMBER 195237 (FOLSOM) A DISTANCE OF 21.47 FEET;

THENCE ALONG THE NORTHWESTERLY LINE OF SAID PARCEL THE FOLLOWING 2 COURSES:

- 1) NORTH 50°45'38" EAST A DISTANCE OF 126.22 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT;
- 2) ALONG SAID TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 39°14'23" WEST A DISTANCE OF 350.00 FEET, A CENTRAL ANGLE OF 08°58'02", THE CHORD OF WHICH BEARS NORTH 46°16'37" EAST FOR A DISTANCE OF 54.72 FEET, AN ARC DISTANCE OF 54.78 FEET TO THE **POINT OF BEGINNING**.

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EXHIBIT A

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EXCEPTING THEREFROM A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE FURTHER MOST EAST CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY.

THENCE SOUTHWESTERLY ALONG THE EASTERLY LINE OF SAID LOT 13, SOUTH 44°39'22" WEST A DISTANCE OF 124.29 FEET TO THE FAR MOST SOUTHERLY POINT OF SAID LOT 13, (ORIGINAL BEARING SOUTH 46°40'41" WEST), SAID POINT BEING THE POINT OF BEGINNING;

THENCE SOUTH 35°25'31" EAST A DISTANCE OF 18.73 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID NON-TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 42°19'23" WEST A DISTANCE OF 274.00 FEET, A CENTRAL ANGLE OF 02°23'16", THE CHORD OF WHICH BEARS SOUTH 48°52'15" WEST FOR A DISTANCE OF 11.42 FEET, AN ARC DISTANCE OF 11.42 FEET;

THENCE SOUTH 50°03'53" WEST A DISTANCE OF 186.83 FEET;

THENCE SOUTH 44°39'22" WEST A DISTANCE OF 7.48 FEET;

THENCE NORTH 40°42'05" WEST A DISTANCE OF 16.87 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 49°17'55" EAST A DISTANCE OF 407.38 FEET, A CENTRAL ANGLE OF 14°55'25", THE CHORD OF WHICH BEARS NORTH 33°14'22" WEST FOR A DISTANCE OF 105.81 FEET, AN ARC DISTANCE OF 106.11 FEET;

THENCE NORTH 48°42'35" EAST A DISTANCE OF 24.54 FEET TO THE WESTERLY CORNER OF SAID LOT 12;

THENCE ALONG THE BOUNDARY OF SAID LOT 12 FOR THE FOLLOWING 3 COURSES:

- 1) ALONG SAID NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 64°27'43" EAST A DISTANCE OF 382.38 FEET, A CENTRAL ANGLE OF 015°09'44", THE CHORD OF WHICH BEARS SOUTH 33°07'09" EAST FOR A DISTANCE OF 100.89 FEET, AN ARC DISTANCE OF 101.19 FEET;
- 2) ALONG SAID COMPOUND CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 49°17'59" EAST A DISTANCE OF 18.44 FEET, A CENTRAL ANGLE OF 94°38'37", THE CHORD OF WHICH BEARS SOUTH 88°01'20" EAST FOR A DISTANCE OF 27.11 FEET, AN ARC DISTANCE OF 30.46 FEET;
- 3) NORTH 44°39'22" EAST A DISTANCE OF 163.06 FEET TO THE POINT OF BEGINNING.

EXHIBIT B

BEFORE

ALLEN CARR PARCEL II

PARCEL NUMBER: 12970101300000000

(NOTE: ORIGINAL BASIS OF BEARINGS DESCRIPTION DIFFERS FROM DESCRIPTION BEING TRANSFERRED)

LOT 13, BLOCK 1 OF LOWER DOVE DRIVE, AUDITORS FILE NUMBER 211919, SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON.

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EXHIBIT B

EXHIBIT C

CARR BLA

PORTION TO BE TRANSFERRED FROM PARCEL I TO PARCEL II

A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FURTHER MOST EAST CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE WESTERLY ALONG A NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 51°01'37" EAST A DISTANCE OF 46.00 FEET, A CENTRAL ANGLE OF 015°53'47", THE CHORD OF WHICH BEARS SOUTH 46°55'16" EAST FOR A DISTANCE OF 12.72 FEET, AN ARC DISTANCE OF 12.76 FEET;

THENCE SOUTH 41°20'19" WEST A DISTANCE OF 97.73 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 48°39'41" WEST A DISTANCE OF 274.00 FEET, A CENTRAL ANGLE OF 06°20'18", THE CHORD OF WHICH BEARS SOUTH 44°30'28" WEST FOR A DISTANCE OF 30.30 FEET, AN ARC DISTANCE OF 30.31 FEET;

THENCE NORTH 35°25'31" WEST A DISTANCE OF 18.73 FEET TO THE SOUTHERLY CORNER OF SAID LOT 13;

THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, NORTH 44°39'22" EAST A DISTANCE OF 124.22 FEET ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, (ORIGINAL BEARING SOUTH 46°40'41" WEST) TO THE **POINT OF BEGINNING**;

CONTAINING: 2,047 SQUARE FEET OF LAND, MORE OR LESS.

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EXHIBIT C

EXHIBIT D

AFTER

FOLSOM PARCEL I

PARCEL NUMBER: 10490003800120000

(NOTE: ORIGINAL BASIS OF BEARINGS DESCRIPTION DIFFERS FROM DESCRIPTION BEING TRANSFERRED)

A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FURTHER MOST EASTERLY CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE LEAVING SAID LOT 13, BLOCK 1, OF LOWER DOVE ADDITION ALONG A NON-TANGENT CURVE TO THE LEFT WITH A RADIUS POINT THAT BEARS NORTH 53°02'52" EAST A DISTANCE OF 46.00 FEET, A CENTRAL ANGLE OF 100°27'52", THE CHORD OF WHICH BEARS SOUTH 87°11'04" EAST FOR A DISTANCE OF 70.72 FEET, AN ARC DISTANCE OF 80.66 FEET TO A NON-TANGENT CURVE TO THE RIGHT BEING ON THE NORTHWESTERLY LINE OF WARRANTY DEED NUMBER 192028 (QUAIL RIDGE GOLF COURSE). RECORDS OF ASOTIN COUNTY;

THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE FOR THE FOLLOWING 2 COURSES:

- 1) ALONG SAID NON-TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 48°12'24" WEST A DISTANCE OF 350.00 FEET, A CENTRAL ANGLE OF 08°58'02", THE CHORD OF WHICH BEARS SOUTH 46°16'37" WEST FOR A DISTANCE OF 54.72 FEET, AN ARC DISTANCE OF 54.78 FEET;
- 2) SOUTH 50°45'38" WEST A DISTANCE OF 126.22 FEET, MORE OR LESS, TO THE NORTHWESTERLY CORNER OF WARRANTY DEED NUMBER 192028 (QUAIL RIDGE GOLF COURSE) BEING THE COMMON NORTHEASTERLY CORNER OF WARRANTY DEED NUMBER 195237 (FOLSOM);

THENCE CONTINUING SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID WARRANTY DEED NUMBER 195237 (FOLSOM) SOUTH 50°45'38" WEST A DISTANCE OF 203.50 FEET;

THENCE LEAVING SAID WARRANTY DEED NUMBER 195237 (FOLSOM) NORTH 38°41'00" WEST A DISTANCE OF 44.95 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID NON-TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 50°36'32" EAST A DISTANCE OF 407.38 FEET, A CENTRAL ANGLE OF 14°55'27", THE CHORD OF WHICH BEARS NORTH 31°55'45" WEST FOR A DISTANCE OF 105.81 FEET, AN ARC DISTANCE OF 106.11 FEET;

THENCE NORTH 51°19'00" EAST A DISTANCE OF 25.84 FEET TO THE NORTHWESTERLY CORNER OF LOT 12, BLOCK 1 OF SAID LOWER DOVE ADDITION, SAID POINT BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT;

THENCE ALONG THE BOUNDARY OF SAID LOT 12, BLOCK, LOWER DOVE ADDITION, FOR THE FOLLOWING 3 COURSES:

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EXHIBIT D

EXHIBIT D

- 1) ALONG SAID NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 66°29'03" EAST A DISTANCE OF 382.38 FEET, A CENTRAL ANGLE OF 15°09'44", THE CHORD OF WHICH BEARS SOUTH 31°05'50" EAST FOR A DISTANCE OF 100.89 FEET, AN ARC DISTANCE OF 101.19 FEET TO THE BEGINNING OF A CURVE TO THE LEFT;
- 2) THENCE ALONG SAID CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 51°19'18" EAST A DISTANCE OF 18.44 FEET, A CENTRAL ANGLE OF 94°38'37", THE CHORD OF WHICH BEARS SOUTH 86°00'00" EAST FOR A DISTANCE OF 27.11 FEET. AN ARC DISTANCE OF 30.46 FEET;
- 3) THENCE NORTH 46°40'41" EAST A DISTANCE OF 163.06 FEET TO THE SOUTHWESTERLY CORNER OF SAID LOT 13;

THENCE NORTHEASTERLY ALONG THE EASTERLY LINE OF SAID LOT 13 NORTH 46°40'41" EAST A DISTANCE OF 124.29 FEET TO THE **POINT OF BEGINNING**.

AND ALSO:

A PORTION OF LAND DESCRIBED IN RECORDS OF ASOTIN COUNTY, SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTERLINE MONUMENT AT THE CENTER OF THE CUL-DE-SAC OF CHUKAR LANE, LOWER DOVE ADDITION, INSTRUMENT NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE SOUTHEASTERLY ALONG SAID CENTERLINE, SOUTH 47°25'00" EAST A DISTANCE OF 19.82 FEET;

THENCE LEAVING SAID CENTERLINE AND CONTINUING, SOUTH 47°25'00" EAST A DISTANCE OF 26.19 FEET TO A POINT ON THE NORTHWEST LINE OF SAID WARRANTY DEED AND THE **POINT OF BEGINNING**;

THENCE LEAVING NORTHWEST LINE OF SAID PARCEL SOUTH 46°18'05" EAST A DISTANCE OF 3.00 FEET;

THENCE SOUTH 43°41'55" WEST A DISTANCE OF 184.52 FEET MORE OR LESS, TO THE NORTHWEST LINE OF SAID PARCEL;

THENCE NORTH 33°57'22" WEST ALONG SAID NORTHWEST LINE TO THE NORTHWESTERLY CORNER OF SAID WARRANTY DEED NUMBER 195237 (FOLSOM) A DISTANCE OF 21.47 FEET;

THENCE ALONG THE NORTHWESTERLY LINE OF SAID PARCEL THE FOLLOWING 2 COURSES:

- 1) NORTH 50°45'38" EAST A DISTANCE OF 126.22 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT;
- 2) ALONG SAID TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 39°14'23" WEST A DISTANCE OF 350.00 FEET, A CENTRAL ANGLE OF 08°58'02", THE CHORD OF WHICH BEARS NORTH 46°16'37" EAST FOR A DISTANCE OF 54.72 FEET, AN ARC DISTANCE OF 54.78 FEET TO THE **POINT OF BEGINNING**.

EXCEPTING THEREFROM A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE

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EXHIBIT D

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WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE FURTHER MOST EAST CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, SOUTH 44°39'22" WEST A DISTANCE OF 124.29 FEET TO THE FAR MOST SOUTHERLY POINT OF SAID LOT 13, (ORIGINAL BEARING SOUTH 46°40'41" WEST), SAID POINT BEING THE **POINT OF BEGINNING**;

THENCE SOUTH 35°25'31" EAST A DISTANCE OF 18.73 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID NON-TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 42°19'23" WEST A DISTANCE OF 274.00 FEET, A CENTRAL ANGLE OF 02°23'16", THE CHORD OF WHICH BEARS SOUTH 48°52'15" WEST FOR A DISTANCE OF 11.42 FEET, AN ARC DISTANCE OF 11.42 FEET;

THENCE SOUTH 50°03'53" WEST A DISTANCE OF 186.83 FEET;

THENCE SOUTH 44°39'22" WEST A DISTANCE OF 7.48 FEET;

THENCE NORTH 40°42'05" WEST A DISTANCE OF 16.87 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 49°17'55" EAST A DISTANCE OF 407.38 FEET, A CENTRAL ANGLE OF 14°55'25", THE CHORD OF WHICH BEARS NORTH 33°14'22" WEST FOR A DISTANCE OF 105.81 FEET, AN ARC DISTANCE OF 106.11 FEET;

THENCE NORTH 48°42'35" EAST A DISTANCE OF 24.54 FEET TO THE WESTERLY CORNER OF SAID LOT 12;

THENCE ALONG THE BOUNDARY OF SAID LOT 12 FOR THE FOLLOWING 3 COURSES:

- 1) ALONG SAID NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 64°27'43" EAST A DISTANCE OF 382.38 FEET, A CENTRAL ANGLE OF 015°09'44", THE CHORD OF WHICH BEARS SOUTH 33°07'09" EAST FOR A DISTANCE OF 100.89 FEET, AN ARC DISTANCE OF 101.19 FEET;
- 2) ALONG SAID COMPOUND CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 49°17'59" EAST A DISTANCE OF 18.44 FEET, A CENTRAL ANGLE OF 94°38'37", THE CHORD OF WHICH BEARS SOUTH 88°01'20" EAST FOR A DISTANCE OF 27.11 FEET, AN ARC DISTANCE OF 30.46 FEET;
- 3) NORTH 44°39'22" EAST A DISTANCE OF 163.06 FEET TO THE **POINT OF BEGINNING**.

ALSO EXCEPTING THEREFROM A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

56612

EXHIBIT D

EXHIBIT D

BEGINNING AT THE FURTHER MOST EAST CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE WESTERLY ALONG A NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 51°01'37" EAST A DISTANCE OF 46.00 FEET, A CENTRAL ANGLE OF 015°53'47", THE CHORD OF WHICH BEARS SOUTH 46°55'16" EAST FOR A DISTANCE OF 12.72 FEET, AN ARC DISTANCE OF 12.76 FEET;

THENCE SOUTH 41°20'19" WEST A DISTANCE OF 97.73 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 48°39'41" WEST A DISTANCE OF 274.00 FEET, A CENTRAL ANGLE OF 06°20'18", THE CHORD OF WHICH BEARS SOUTH 44°30'28" WEST FOR A DISTANCE OF 30.30 FEET, AN ARC DISTANCE OF 30.31 FEET;

THENCE NORTH 35°25'31" WEST A DISTANCE OF 18.73 FEET TO THE SOUTHERLY CORNER OF SAID LOT 13;

THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, NORTH 44°39'22" EAST A DISTANCE OF 124.22 FEET ALONG THE SOUTHEAST LINE OF SAID LOT 13 (ORIGINAL BEARING SOUTH 46°40'41" WEST) TO THE POINT OF BEGINNING;

AFTER

CARR PARCEL II

PARCEL NUMBER: 12970101300000000

(NOTE: ORIGINAL BASIS OF BEARINGS DESCRIPTION DIFFERS FROM DESCRIPTION BEING TRANSFERRED)

LOT 13, BLOCK 1 OF LOWER DOVE DRIVE, AUDITORS FILE NUMBER 211919, SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON.

TOGETHER WITH A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FURTHER MOST EAST CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE WESTERLY ALONG NON-TANGENT CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 51°01'37" EAST A DISTANCE OF 46.00 FEET, A CENTRAL ANGLE OF 15°53'47", THE CHORD OF WHICH BEARS SOUTH 46°55'16" EAST FOR A DISTANCE OF 12.72 FEET, AN ARC DISTANCE OF 12.76 FEET;

THENCE SOUTH 41°20'19" WEST A DISTANCE OF 97.73 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT;

56612

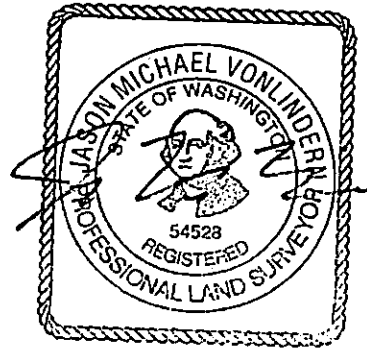
EXHIBIT D

EXHIBIT D

THENCE ALONG SAID TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH $48^{\circ}39'41''$ WEST A DISTANCE OF 274.00 FEET, A CENTRAL ANGLE OF $06^{\circ}20'18''$, THE CHORD OF WHICH BEARS SOUTH $44^{\circ}30'28''$ WEST FOR A DISTANCE OF 30.30 FEET, AN ARC DISTANCE OF 30.31 FEET;

THENCE NORTH $35^{\circ}25'31''$ WEST A DISTANCE OF 18.73 FEET TO THE SOUTHERLY CORNER OF SAID LOT 13;

THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, NORTH $44^{\circ}39'22''$ EAST A DISTANCE OF 124.22 FEET ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, (ORIGINAL BEARING SOUTH $46^{\circ}40'41''$ WEST) TO THE POINT OF BEGINNING;



54612

EXHIBIT D

56612

EXHIBIT F

EASEMENT

(NOTE: ORIGINAL BASIS OF BEARINGS DESCRIPTION DIFFERS FROM DESCRIPTION BEING TRANSFERRED)

A UTILITY EASEMENT, OVER, UNDER AND ACROSS, A PORTION OF UNPLATTED LAND SITUATE IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6 OF TOWNSHIP 10 NORTH, RANGE 46 EAST OF THE WILLAMETTE MERIDIAN, ASOTIN COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FURTHER MOST EAST CORNER OF LOT 13, BLOCK 1, BEING ON THE CUL-DE-SAC RIGHT-OF-WAY (ROW) OF CHUKAR LINE, LOWER DOVE ADDITION, AUDITOR'S FILE NUMBER 211919, RECORDS OF ASOTIN COUNTY;

THENCE WESTERLY ALONG CURVE TO THE LEFT, WITH A RADIUS THAT BEARS NORTH 51°01'37" EAST A DISTANCE OF 46.00 FEET, A CENTRAL ANGLE OF 15°53'47", THE CHORD OF WHICH BEARS SOUTH 46°55'16" EAST FOR A DISTANCE OF 12.72 FEET, AN ARC DISTANCE OF 12.76 FEET;

THENCE SOUTH 41°20'19" WEST A DISTANCE OF 97.73 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT;

THENCE ALONG SAID TANGENT CURVE TO THE RIGHT, WITH A RADIUS THAT BEARS NORTH 48°39'41" WEST A DISTANCE OF 274.00 FEET, A CENTRAL ANGLE OF 08°43'43", THE CHORD OF WHICH BEARS SOUTH 45°42'06" WEST FOR A DISTANCE OF 41.69 FEET, AN ARC DISTANCE OF 41.73 FEET;

THENCE SOUTH 50°03'53" WEST A DISTANCE OF 186.83 FEET;

THENCE SOUTH 44°39'22" WEST A DISTANCE OF 7.48 FEET;

THENCE NORTH 40°42'05" WEST A DISTANCE OF 10.00 FEET;

THENCE NORTH 44°39'22" EAST A DISTANCE OF 27.85 FEET TO THE SOUTHERLY BOUNDARY OF LOT 12, BLOCK 1, LOWER DOVE ADDITION SAID POINT BEING ON A NON-TANGENT CURVE TO THE LEFT;

THENCE NORTHEASTERLY ALONG THE SOUTHERLY LINE OF LOT 12 FOR THE FOLLOWING 2 COURSES:

- 1) ALONG SAID NON-TANGENT CURVE TO THE LEFT WITH A RADIUS THAT BEARS NORTH 17°18'09" WEST A DISTANCE OF 18.44 FEET, A CENTRAL ANGLE OF 62°38'47", THE CHORD OF WHICH BEARS NORTH 75°58'45" EAST FOR A DISTANCE OF 30.30 FEET, AN ARC DISTANCE OF 20.16 FEET;
- 2) NORTH 44°39'22" EAST FOR A DISTANCE OF 163.06 FEET TO THE SOUTHERLY CORNER OF SAID LOT 13;

THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 13, NORTH 44°39'22" EAST A DISTANCE OF 124.29 FEET (ORIGINAL BEARING SOUTH 46°40'41" WEST) TO THE POINT OF BEGINNING;

CONTAINING: 4,249 SQ. FT, MORE OR LESS.

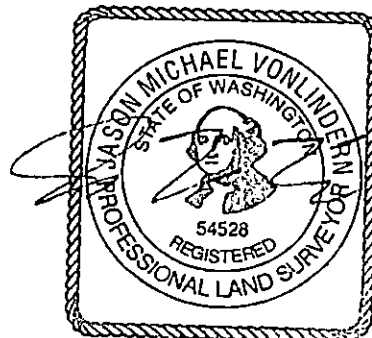
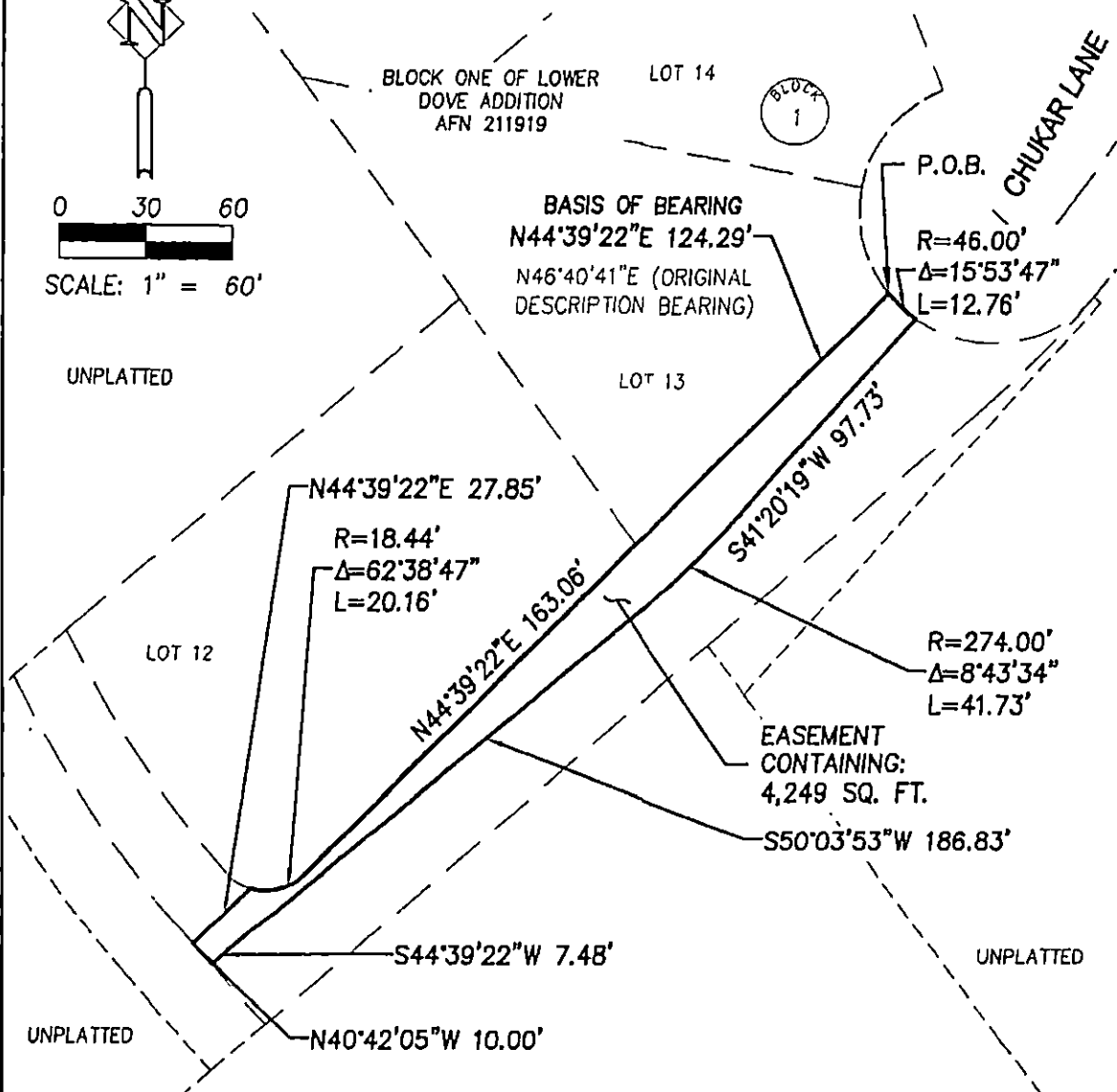
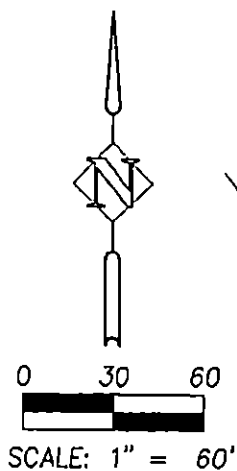


EXHIBIT F

56612

EASEMENT EXHIBIT

SECTION 6, TOWNSHIP 10 N, RANGE 46 E, W.M.
BOUNDARY LINE ADJUSTMENT MAP
ASOTIN COUNTY, WASHINGTON



THIS EXHIBIT DOES NOT
CONSTITUTE A PROPERTY
BOUNDARY SURVEY

SHEET 1 OF 1



SYNTIER
Engineering, Inc.

405 SE Brelsford Drive, Suite C
Pullman, WA 99163
www.SynTierEngr.com 509.339.6187

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Narrative

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