

Department of Revenue

Washington State

Form 84 0001a

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 Low Mangum

Patti Ann Mangum

Mailing address 379 Westwood Terrace Drive

City/state/zip Orofino ID 83544

Phone (including area code) _____

2 Buyer/Grantee

Name Robert P. Snell

Yoon J. Snell

Mailing address 2920 24th St

City/state/zip Clarkston, WA 99463

Phone (including area code) _____

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

Name Robert P. Snell Yoon J. Snell

Mailing address _____

City/state/zip _____

List all real and personal property tax parcel account numbers

1749000050000000

Personal property?

☐

☐

☐

Assessed value(s)

60,000.00

4 Street address of property 2818 Browning Court, 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).

-Lot 5 of Mangum Addition, according to the recorded plat thereof, recorded on December 23, 2013 as Instrument No. 339058, Official Records of Asotin County, Washington.

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 will not: ☐ 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 _____

Name (print) Low Mangum

Date & city of signing Orofino ID 2/26/24

Signature of grantee or agent _____

Name (print) Robert P. Snell

Date & city of signing Clarkston, WA 2/28/24

Perjury in the second degree is a crime for which a person may be fined not more than \$10,000 or imprisoned not more than 5 years, or both, or may be sentenced to life imprisonment.

To ask about the availability of this publication in alternate formats, please call 360-705-6705. Teletype 360-705-6705.

THIS SPACE TREASURER'S USE ONLY

DATE 02/28/2024 - RECEIPT No. 56637 - Alliance Title - Clarkston

Print on legal size paper

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