Revenue C Washington State

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

Only for sales in a single location code on or after April 1, 2024.
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. Form 84 0001a

sold.	List percentage of ownership acquired next to each name.
1 Seller/Grantor	2 Buyer/Grantee
Name <u>Jeri Lyn Wiitala, PR</u>	• •
Estate of Gerald Edwin Peppers_deceased	
Mailing address YOBOX 233	Mailing address 1044 975
City/state/zip CONVLVI, WA 99320	City/state/zip Clay Cotton WY4-99403
Phone (including area code)	
3 Send all property tax correspondence to: X Same as Buyer/Grantee Name Mason Tucker Kelly Dunham	List all real and personal property tax Personal Assessed parcel account numbers property? value(s) 10030200800010000 174,400.00
Mailing address 2089534694	
4 Street address of property 1044 9th Street, Clarkston, WA	
This property is located in Asotin Clarkston Check box if any of the listed parcels are being segregated from anot Legal description of property (if you need more space, attach a separate The North 57.5 feet of the South half of Lot 8 in Block 2 of South of Clark-Page(s) 28, records of Asotin County, Washington.	ther parcel, are part of a boundary line adjustment or parcels being merged s sheet to each page of the affidavit).
5 Land use codeHousehold_single family units	7 List all personal property (tangible and intangible) included in selling
Enter any additional codes	price.
(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 ☑	If claiming an exemption, enter exemption code and reason for exemption. *See dor.wa.gov/REET for exemption codes*
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	WAC number (section/subsection) Reason for exemption
the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions) \square Yes \square N	
6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ N	
Is this property designated as forest land per NCW 04.55? Lifes Light is this property classified as current use (open space, farm	Date of document 05/10/24
and agricultural, or timber) land per RCW 84.34? ☐ Yes ☑ N	Gross selling price 300,000.00
Is this property receiving special valuation as historical	*Personal property (deduct) 0.00
property per RCW 84,26? ☐ Yes 🖾 N	o Exemption claimed (deduct) 0.00
If any answers are yes, complete as instructed below.	Taxable selling price 300,000.00
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE) NEW OWNER(S): To continue the current designation as forest land	Excise tax: state
or classification as current use (open space, farm and agriculture, or	Less than \$525,000.01 at 1.1%
timber) land, you must sign on (3) below. The county assessor must the determine if the land transferred continues to qualify and will indicate	n From \$525,000.01 to \$1,525,000 at 1.28% 0.00
by signing below. If the land no longer qualifies or you do not wish to	From \$1,525,000.01 to \$3,025,000 at 2.75% 0.00
continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller	Above \$3,025,000 at 3% 0.00
or transferor at the time of sale (RCW 84.33.140 or 84.34.108), Prior to	Agricultural and timberland at 1.28% 0.00
signing (3) below, you may contact your local county assessor for more	Total excise tax: state 3,300.00
information. This land: 🔲 does 🖾 does not qualify for	Local 750.00
This land: Lil does Lil does not qualify for continuance.	*Delinquent interest: state 0.00
Deputy assessor signature Date	Local 0.00
(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)	*Delinquent penalty 0.00 Subtotal 4,050.00
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 ta:	
ralculated pursuant to RCW 84.26, shall be due and payable by the seller	State technology ree 5.00
or transferor at the time of sale. (3) NEW OWNER(S) SIGNATURE	Affidavit processing fee 0.00
	Total due 4,055.00 A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX
Signature Signature	*SEE INSTRUCTIONS
Print name Print name	0202
Q LEEDTIEV LINDER REMAITY OF REPUIDVELLET THE SOREGOING IS THE	F AND CORRECT
DICERTIFI ONDER PENALIT OF PERONX THAT THE FOREGOING IS THO	. 1/1
Signature of grantor or agent & Lawy Utille	Signature of grantee or agent グロンクト
	Signature of grantee or agent 1 1000 1 (1000)
SI CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRU Signature of grantor or agent Name (print) Jeri Lyn Wiitala, PR Date & city of signing 5.10.24, CLAY (STON, WA)	Signature of grantee or agent 11036 1 (OA) (Name (print) Mason Tucker Date & city of signing 515 24, QQVV5 four, with

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REV 84 0001a ((02/21/24)

THIS SPACE TREASURER'S USE ONLY

COUNTY TREASURER

CERTIFIED		FIFD
	1	•
	2	2023 OCT 20 PM 3: 07
	3	MCKENZIE A. CAMPBELL COUNTY CLERK ASOTIN COUNTY. WA
	4	¥-5
	5	į
•		
7	SUPERIOR COURT OF WASHINGTON COUNTY OF ASOTIN	
8	IN THE MATTER OF THE ESTATE OF	1
9 10	,	No. 23-4-00118-02
11	Deceased	LETTER OF ADMINISTRATION (11.28.100)
12		
13		
14	The above named Decedent died intestate leaving property in this state subject to administration.	
15	JERI LYN WIITALA is appointed by the Court as Administrator and authorized to administer the estate according to law.	
16		
17	Witness my hand and the seal of this Court on OCT 2 0 2023	
18		
19	Clerk of the	e Superior Court
20		ammun.
21	ву: 57	BONDER) STATE OF STATE
22	Deputy Cle	erk Sur O
23	•	court to the state of the state
24	LETTERS OF ADMINISTRATION (RCW 11.28.100) Page I	TING STATES

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 of Administration 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 20 day of 102000, 2035.

County Clerk & Ex-officio Clerk of the Superior Court

By___