

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

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.

☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name Vicki E. Martin, widow and Vicki E. Martin,
Trustee of William H. Martin Family Trust
Mailing address 2254 Deer Pointe Drive 4130 Sentinel Dr.
City/state/zip Clarkston WA 99403 Lacey, WA 98616
Phone (including area code) _____

2 Buyer/Grantee

Name Dustin R. Johnson and Courtney H. Kramer,
husband and wife
Mailing address 2251 Deer Pointe Drive
City/state/zip Clarkston WA 99403
Phone (including area code) _____

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

Name Dustin R. Johnson and Courtney H. Kramer, hus
Mailing address 2251 Deer Pointe Drive
City/state/zip Clarkston WA 99403

List all real and personal property tax parcel account numbers	Personal property?	Assessed value(s)
16190007300000000	☐	526,700.00
_____	☐	_____
_____	☐	_____

4 Street address of property 2251 Deer Pointe Drive, Clarkston, WA 99403

This property is located in Isotin 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.

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 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 Vicki E. Martin
Name (print) Vicki E. Martin, widow and Vicki E. Martin,
Date & city of signing 5-16-24 Clarkston

Signature of grantee or agent Dustin R. Johnson
Name (print) Dustin R. Johnson and Courtney H. Kramer,
Date & city of signing 5/16/24 Clarkston

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)).

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EXHIBIT "A"

658310

Lot 73 of the Ridges at Dry Gulch Subdivision, according to the official plat thereof, records of Asotin County, Washington

AND ALSO that part of Lot 71 of the Ridges at Dry Gulch Subdivision, Clarkston Heights and the South Half of the Southwest Quarter of Section 30 and the North Half of the Northwest Quarter of Section 31, Township 11 North, Range 46 East, of the Willamette Meridian, Asotin County, Washington, more particularly described as follows: Commencing at the monument on the centerline of Third Avenue and Deer Pointe Drive; thence North 01°01'51" East a distance of 205.43 feet along the centerline; thence around a curve to the left with a delta angle of 51°23'03", a radius of 300 feet, a distance of 269.05 feet, following said centerline; thence North 62°51'27" East a distance of 27.41 feet to a point on the right of way of Lot 73, and to the true point of beginning; thence North 84°21'42" East a distance of 233.38 feet, thence South 02°56'33" East a distance of 13.99 feet, thence South 87°48'00" West a distance of 233.14 feet to the true point of beginning

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