

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 Sheryl S. Cobban

Pamela J. Hummel

Mailing address 4107 104th E, 1030

City/state/zip Salt Lake City, UT 84141

Phone (including area code) 509 981 4047

2 Buyer/Grantee

Name B & R Roofing Services, LLC

a WA LLC

Mailing address 2785 Grandview Drive

City/state/zip Clarkston, WA 99405

Phone (including area code) 509 508 3183

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

Name B & R Roofing Services, LLC a WA LLC

Mailing address _____

City/state/zip 509 508 3183

List all real and personal property tax
parcel account numbers

13740000200000000

Personal
property?

☐

☐

☐

Assessed
value(s)

35,000.00

4 Street address of property 1504 Maple Street, Clarkston, WA

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).

-see attached legal description

5 Land use code 09 Land with Mobile Home

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: ☐ 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 _____

7 List all personal property (tangible and intangible) included in selling price.

If claiming an exemption, enter exemption code and reason for exemption. *See dor.wa.gov/REET for exemption codes*

WAC number (section/subsection) _____

Reason for exemption _____

Type of document Statutory Warranty Deed (SWD)

Date of document 05/16/24

Gross selling price 75,000.00

*Personal property (deduct) 0.00

Exemption claimed (deduct) 0.00

Taxable selling price 75,000.00

Excise tax: state 825.00

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 825.00

Local 187.50

*Delinquent Interest: state 0.00

Local 0.00

*Delinquent penalty 0.00

Subtotal 1,012.50

*State technology fee 5.00

Affidavit processing fee 0.00

Total due 1,017.50

A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX

***SEE INSTRUCTIONS**

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

Signature of grantor or agent _____

Name (print) Sheryl S. Cobban

Date & city of signing 5/16/24 Clarkston WA

Signature of grantee or agent _____

Name (print) B & R Roofing Services, LLC

Date & city of signing 5/23/24 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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File No. 662775

Exhibit 'A'

Lot 2 of Yvonne's Addition, according to the official plat thereof, as recorded in the office of the County Recorder of Asotin County, Washington, under recorder's Instrument No. 254907.

The land described in this commitment/policy shall not be deemed to include any house trailer or mobile home standing on the premises.

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