Department of I Washington State

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.

Form 84 0001a 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 2 Buyer/Grantée Name Reid A. Folsom River's Edge Construction, LLC Kristin Folsom a WALLC Mailing address __2501 S. Slope Lane Malling address _____1063 Amily Lane City/state/zip ___ Clarkston WA 99403 City/state/zip_ Clarkston WA 99403 Phone (including area code) ______5095521590 Phone (including area code) 5095521496 3 Send all property tax correspondence to: X Same as Buyer/Grantee List all real and personal property tax **Personal** Assessed parcel account numbers property? value(s) Name River's Edge Construction, LLC a WA LLC 10491100160010000 6,300.00 Mailing address 1063 Amity Lane City/state/zip ____Clarkston WA 99403 4 Street address of property 2261 Chukar Lane, 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). Lot 1 in Block 1 of Quail Haven Heights Subdivision according to the official plat thereof recorded May 21, 2024 as Instrument No. 383539, -official records of Asotin County, Washington 5 Land use code 91 Undeveloped land (land only) $m{7}$ List all personal property (tangible and intangible) included in selling 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 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 WAC number (section/subsection) under RCW 84.34 and 84.33) or agriculture (as classified under Reason for exemption 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 Type of documenStatutory Warranty Deed (SWD) 6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No Date of document 06/04/24 is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? □Yes 🖾 No Gross selling price 100.000.00 Is this property receiving special valuation as historical *Personal property (deduct) 0.00 property per RCW 84.26? ☐ Yes ☒ No Exemption claimed (deduct) If any answers are yes, complete as instructed below. Taxable selling price 100,000.00 (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 1.100.00 Less than \$525,000.01 at 1.1% timber) land, you must sign on (3) below. The county assessor must then determine if the land transferred continues to qualify and will indicate 0.00 From \$525,000.01 to \$1,525,000 at 1.28% by signing below. If the land no longer qualifies or you do not wish to 0.00 From \$1,525,000.01 to \$3,025,000 at 2.75% continue the designation or classification, it will be removed and the 0.00 compensating or additional taxes will be due and payable by the seller Above \$3,025,000 at 3% or transferor at the time of sale (RCW 84.33.140 or 84.34.108), Prior to 0.00 Agricultural and timberland at 1,28% signing (3) below, you may contact your local county assessor for more 1.100.00 information. Total excise tax: state □does This land: A does not qualify for continuance. 0.00 *Delinquent interest: state 0.00 Deputy assessor signature Date *Delinquent penalty (2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) 0.00 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 tax 1,350.00 Subtotal *State technology fee calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale. Affidavit processing fee 0.00 (3) NEW OWNER(S) SIGNATURE 1,355.00 Total due A MINIMUM OF \$10.00 IS DUE IN FEE(5) AND/OR TAX
*SEE INSTRUCTIONS Signature Signature Print name Print name 8 I CERTIFY UNDER PENALTY OF PERSURY THAT THE FOREGOING IS TRUE AND CORRECT Signature of grantor or agent Signature of grantee or agent Name (print) Reid A. Folsom Name (print) River's Edge Construction Date & city of signing 6924, Clarkston, with Date & city of signing (45.24 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.20.02.1[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.

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

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COUNTY TREASURER