

# 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.*

☐ Check box if partial sale, indicate % \_\_\_\_\_ sold.

List percentage of ownership acquired next to each name.

## 1 Seller/Grantor

Name Chad Farrington 3rd Party Special Needs Trust

Douglas P and Linda R Farrington, Trustees

Mailing address 1721 Gralle Ave

City/state/zip Lewiston ID 83501

Phone (including area code) \_\_\_\_\_

## 2 Buyer/Grantee

Name Polly Jo Knutson

Richard Arden Knutson

Mailing address 1326 Toby Lane

City/state/zip Clarkston WA 99403

Phone (including area code) \_\_\_\_\_

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

Name Polly Jo Knutson Richard Arden Knutson

Mailing address 1326 Toby Lane

City/state/zip Clarkston WA 99403

## List all real and personal property tax

parcel account numbers

10043000700050000

Personal  
property?

☐

☐

☐

Assessed  
value(s)

93,600.00

## 4 Street address of property 1326 Toby Lane, 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).

-See attached 'Exhibit A'.

## 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: ☐ 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 Chad Farrington

Name (print) Chad Farrington 3rd Party Special Needs Trust

Date & city of signing 5/22/24 Clarkston

Signature of grantee or agent Polly Jo Knutson

Name (print) Polly Jo Knutson

Date & city of signing 6/13/24 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. 662271

**Exhibit 'A'**

That part of Lot 7 in Block 'OO' of Vineland according to the official plat thereof, filed in Book B of Plats at Page(s) 47 official Records of Asotin County, Washington, described as follows: Beginning at a place on the South boundary line of said Lot 7 of Block 'OO' of Vineland, 300 feet Westerly from the Southeast corner of said Lot 7, said Point being in the center of the County Road; thence Westerly along the center of the County Road 201.55 feet to a stone monument; thence deflect right  $51^{\circ}26'$  a distance of 101.33 feet; thence deflect right  $128^{\circ}34'$  a distance of 271.33 feet; thence deflect right  $94^{\circ}46'$  a distance of 79.5 feet to the Place of Beginning. EXCEPT that portion lying within the County Road.  
Also known as Parcel 2 on Record of Survey recorded as Instrument No. 354457

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