

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

Form 84 0001a

Only for sales in a single location code on or after January 1, 2023.
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 AUDELIO M. GARCIA
Name ALURA K. GARCIA
Mailing address 1420 7TH ST
City/state/zip CLARKSTON, WA 99403
Phone (including area code) 541-401-2351

2 Buyer/Grantee
Name Alura K. Garcia
Name _____
Mailing address 1420 7th St
City/state/zip Clarkston WA 99403
Phone (including area code) 541-367-7334

3 Send all property tax correspondence to: Same as Buyer/Grantee
Name _____
Mailing address _____
City/state/zip _____

List all real and personal property tax parcel account numbers
6-004-01-004-0004
Personal property?
Assessed value(s) 167,300

4 Street address of property 1420 7th St. Clarkston, WA 99403
This property is located in ASOTIN (for unincorporated locations please select your county)
 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).

Attached

5 Land use code 11
Enter any additional codes _____
(see back of last page for instructions)

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

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, list WAC number and reason for exemption
WAC number (section/subsection) 458-61A-203(1)

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

Reason for exemption
SEPARATING COMMUNITY PROPERTY

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

Type of document Quit claim
Date of document 1-13-23

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.

Gross selling price _____
*Personal property (deduct) _____
Exemption claimed (deduct) _____
Taxable selling price _____
Excise tax: state
Less than \$525,000.01 at 1.1%
From \$525,000.01 to \$1,525,000 at 1.28%
From \$1,525,000.01 to \$3,025,000 at 2.75%
Above \$3,025,000 at 3%
Agricultural and timberland at 1.28%
Total excise tax: state _____
Local _____

This land: does does not qualify for continuance.
Deputy assessor signature _____ Date _____

PAID

(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.

JAN 19 2023

(3) NEW OWNER(S) SIGNATURE
Signature _____ Signature _____
Print name _____ Print name _____

ASOTIN COUNTY TREASURER
Affidavit processing fee _____
Total due 10.00
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 [Signature] Signature of grantee or agent Ok Garcia
Name (print) AUDELIO M. GARCIA Name (print) ALURA K. GARCIA
Date & city of signing 1-13-23 Clarkston Date & city of signing 1-13-23 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)).

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.

A. Garcia \$10.00 Cash
AH

#55795
Print on legal size paper.
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From the intersection of the East boundary line of South 8th Street and the South boundary line of Highland Avenue, Southerly along the East boundary line of South 8th Street a distance of 206.15 feet; thence East parallel to the North boundary line of Lot 4 of Block "H" of Vineland a distance of 139.99 feet to the True Place of Beginning; thence continue on the last above mentioned course a distance of 139.99 feet to a point 20 feet West of the East boundary line of said Lot 4; thence Southerly parallel to the East boundary line of said Lot 4 a distance of 125.08 feet; thence West parallel to the North boundary line of said Lot 4 a distance of 13.99 feet; thence Northerly parallel too the West boundary line of said Lot 4 a distance of 125.08 feet to The True Place of Beginning.

Subject to: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

Tax Parcel Number(s): 1-004-01-004-0004-0000

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