

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

Only for sales in a single location code on or after March 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.*

Form 84 0001a

Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name Michael Martel-Wascher as Personal Representative of the Estate of Andrew David Wascher
Mailing address 831 18th Ave.
City/state/zip Clarkston, WA 99403
Phone (including area code) _____

2 Buyer/Grantee

Name Norman C. Martel and Elizabeth S. Martel, husband and wife
Mailing address 38413 Goffinet Rd.
City/state/zip Lenore, Idaho 83541
Phone (including area code) _____

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	Personal property?	Assessed value(s)
<u>10630004300000000</u>	<input type="checkbox"/>	<u>\$ 175,900.00</u>
_____	<input type="checkbox"/>	<u>\$ 0.00</u>
_____	<input type="checkbox"/>	<u>\$ 0.00</u>

4 Street address of property 1220 Billups Street, Clarkston, Washington

This property is located in Asotin County (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).

See legal description attached hereto.

5 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 [Signature]
Name (print) Michael Martel-Wascher, Personal Representative
Date & city of signing Lewiston, ID 5-12-23

Signature of grantee or agent [Signature]
Name (print) Norman C. Martel
Date & city of signing 5-15-23 @ Lewiston ID

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.

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

If claiming an exemption, list WAC number and reason for exemption.
WAC number (section/subsection) WAC 458-61A-202 (b) (f)
Reason for exemption INHERITANCE, PROBATE, LETTERS OF ADMIN

Type of document	Date of document	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	0.0025 Local	*Delinquent interest: state	Local	*Delinquent penalty	Subtotal	*State technology fee	Affidavit processing fee	Total due
<u>Deed of Distribution</u>	<u>April 27, 2023</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>5.00</u>	<u>5.00</u>	<u>10.00</u>

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

CREASONS, PROBLE,
DORRICK & GENDL
CK# 14784 &

PAID
MAY 16 2023
ASOTIN COUNTY
TREASURER

#56069

EXHIBIT A

The following described real estate, situated in the County of Asotin, State of Washington:

Lots 42 and 43 of Billup's Subdivision, according to the recorded plat thereof, filed in Book B of Plats at Page(s) 83 Official Records of Asotin County, Washington. EXCEPTING therefrom the South 47.8 feet of Lot 42, AND ALSO EXCEPTING therefrom any portion lying within the alley or Billups Street adjacent thereto.

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

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CERTIFIED

FILED

2022 JUL 14 PM 8:03

MCKENZIE A. CAMPBELL
COUNTY CLERK
ASOTIN COUNTY, WA

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SUPERIOR COURT OF WASHINGTON
FOR THE COUNTY OF ASOTIN
IN PROBATE

IN THE MATTER OF THE ESTATE

Case No. 22-4-00068-02

OF

LETTERS OF
ADMINISTRATION
(RCW 11.28.100)

ANDREW DAVID WASCHER,

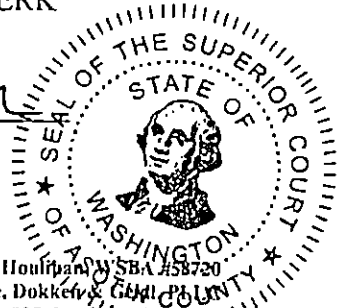
Deceased.

WHEREAS, Andrew David Wascher, the above decedent died on April 24, 2022, intestate, leaving at the time of his death, property in this state subject to administration. Now, therefore, know all men by these presents that we do hereby appoint Michael Martel-Wascher administrator upon said estate, and whereas said administrator is duly qualified, hereby authorize him to administer the same according to law with full nonintervention powers.

WITNESS my hand and seal of this Court this 14th day of July, 2022.

SUPERIOR COURT CLERK

By *S. Bergen*
Deputy



LETTERS OF ADMINISTRATION - 1

Blake L. Houlihan, WSBA #58720
Creason, Moore, Dokken & Gural, PLLC
P.O. Drawer 835, Lewiston, ID 83501
(208) 743-1516; Fax: (208) 746-2231
Email: blakeh@cmd-law.com

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1 STATE OF WASHINGTON)
2 : ss.
3 County of Asotin)

4 I, McKenzie A. Campbell, County Clerk of the County of Asotin, State of
5 Washington, an ex-officio Clerk of the Superior Court of the State of Washington
6 for Asotin County, do hereby certify that the within and foregoing is a full, true and
correct copy of the Letters of Administration and of the whole thereof, as the same
are now on file and of record in the above-entitled cause in my office and custody.
Said Letters have never been revoked and are still in full force and effect.

7 IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the
8 sale of this Court Superior Court this 14th day of July, 2022.

9 County Clerk & Ex-Officio
10 Clerk of the Superior Court

11 By *S. Bergen*
12 Deputy



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25 LETTERS OF ADMINISTRATION - 2
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Blake L. Houlihan, WSBA #58720
Creason, Moore, Dokken & Geidl, PLLC
P.O. Drawer 835, Lewiston, ID 83501
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