

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

Only for sales in a single location code on or after January 1, 2020.
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 Ricky Thornton, a single person, and the marital community of Martin C. Vilgos and Cathy Vilgos
Mailing address 2110 10th AVE
City/state/zip CLATSOP, WA 99403
Phone (including area code) _____

2 Buyer/Grantee

Name Ricky Thornton, a single person
Mailing address PO BOX 214
City/state/zip ANATONE, WA 99401
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>1-056-00-096-0118-0000</u>	<input type="checkbox"/>	<u>\$ 34,320.00</u>
<u>7-056-00-096-0118-0000</u>	<input type="checkbox"/>	<u>\$ 0.00</u>
<u>1-056-00-096-0121-0000</u>	<input type="checkbox"/>	<u>\$ 224,755.00</u>

4 Street address of property Unplatted land and 816 Heathman Rd, Anatoe, WA 99401

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).

Please see the attached Exhibit A (for the property being deeded), Exhibit B (for the existing description of the property it is being combined with), and Exhibit C (for the new description of the resulting parcel).

5 11 - Household, single family units

Enter any additional codes 19
(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) Ricky Thornton
Date & city of signing OCT-4-2021

Signature of grantee or agent [Signature]
Name (print) Ricky Thornton
Date & city of signing OCT-4-2021

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.

If claiming an exemption, list WAC number and reason for exemption.
WAC number (section/subsection) WAC 458-61A-204(2)
Reason for exemption _____
Partition of real property by agreement by joint tenants and without additional consideration. _____

Type of document Quitclaim Deed
Date of document 10/4/21

Gross selling price	<u>259,075.00</u>
*Personal property (deduct)	<u>0.00</u>
Exemption claimed (deduct)	<u>259,075.00</u>
Taxable selling price	<u>0.00</u>
Excise tax: state	
Less than \$500,000.01 at 1.1%	<u>0.00</u>
From \$500,000.01 to \$1,500,000 at 1.28%	<u>0.00</u>
From \$1,500,000.01 to \$3,000,000 at 2.75%	<u>0.00</u>
Above \$3,000,000 at 3%	<u>0.00</u>
Agricultural and timberland at 1.28%	<u>0.00</u>
Total excise tax: state	<u>0.00</u>
0.0025 Local	<u>0.00</u>
*Delinquent interest: state	<u>0.00</u>
Local	<u>0.00</u>
*Delinquent penalty	<u>0.00</u>
Subtotal	<u>0.00</u>
*State technology fee	<u>5.00</u>
Affidavit processing fee	<u>5.00</u>
Total due	<u>10.00</u>

PAID
OCT - 6 2021

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

Galeon + Mandy Knight
Martin + Catherine Vilgos
CK# 1178 \$10.00 AH

054622

EXHIBIT A

Legal Description - Deeded Property

The North half of the following described property:

That part of the Southwest Quarter of the Northeast Quarter of Section 9 of Township 7 North, Range 45 East Willamette Meridian, Asotin County, Washington, more particularly described as follows: commencing at the North Quarter Corner of said Section 9, then proceed South 0°15'10" West a distance of 2019.53 feet to the Point of Beginning; thence continue South 0°15'10" West a distance of 336.59 feet; thence South 89°23'40" East a distance of 682.73 feet; thence North 0°10'09" East a distance of 336.99 feet; thence North 89°25'39" West a distance of 682.23 feet to the point of Beginning. As disclosed by the Record of Survey recorded October 26, 1999 as Instrument No. 244301, commonly known as Tract 20 of Elk Meadows Subdivision.

Tax Parcel Nos. 1-056-00-096-0118-0000, 7-056-00-096-0118-0000

EXHIBIT B

Legal Description - Property to be Expanded

As disclosed by the Record of Survey recorded October 26, 1999 as Instrument No. 244301, commonly known as Tract 19 of Elk Meadows Subdivision, more particularly described as follows:

That part of the Southwest Quarter of the Northeast Quarter of Section 9 of Township 7 North Range of 45 East WM, Asotin County, Washington, more particularly described as follows: Commencing at the North Quarter Corner of said Section 9, then proceed South 0°15'10" West a distance of 1682.94 feet to the Point of Beginning; thence continue South 0°15'10" West a distance of 336.59 feet; thence South 89°25'39" East a distance of 657.23 feet; thence North 0°10'09" East a distance of 336.99 feet; thence North 89°27'37" West a distance of 656.73 feet to the Point of beginning.

Subject to and together with a right of way of ingress, egress and utilities over and across said land as described in a Dedicated Right of Way recorded on November 17, 1998 as Instrument No. 237617, records of Asotin County, Washington.

Subject to an easement granted to Clearwater Power Company for public utilities, recorded on October 29, 1999 as Instrument No. 244382, records of Asotin County, Washington.

And subject to a reservation contained in a warranty deed from Gertrude Gotts to Jack D. Barkley and Virginia Barkley, recorded December 21, 1953, in Book 54 of Deeds, page 12 as follows: reserving unto grantor the right to use of one half the waters of the spring located South of Big Butte County Road through pipes as now used or the equivalent thereof in size, for domestic purposes, together with the right to maintain and operate a pump at said spring as now existing.

Tax Parcel No. 1-056-00-096-0121-0000

Together with a right of way for ingress, egress and utilities over and across the North half of the South half of the Southwest Quarter of the Northeast Quarter of said Section 9 of Township 7 North, Range 45 East of the Willamette Meridian, said easement being 30 feet on the West side of the following described line. Commencing at the Northwest Quarter Corner of the South half of the South half of the Southwest Quarter of the Northeast Quarter, thence North 0°10'09" East a distance of 336.99 feet to Heathman Road and the terminus of this description.

EXHIBIT C

Legal Description - Resulting Legal Description

The North half of the following described property:

That part of the Southwest Quarter of the Northeast Quarter of Section 9 of Township 7 North, Range 45 East Willamette Meridian, Asotin County, Washington, more particularly described as follows: commencing at the North Quarter Corner of said Section 9, then proceed South 0°15'10" West a distance of 2019.53 feet to the Point of Beginning; thence continue South 0°15'10" West a distance of 336.59 feet; thence South 89°23'40" East a distance of 682.73 feet; thence North 0°10'09" East a distance of 336.99 feet; thence North 89°25'39" West a distance of 682.23 feet to the point of Beginning. As disclosed by the Record of Survey recorded October 26, 1999 as Instrument No. 244301, commonly known as Tract 20 of Elk Meadows Subdivision.

Together with:

As disclosed by the Record of Survey recorded October 26, 1999 as Instrument No. 244301, commonly known as Tract 19 of Elk Meadows Subdivision, more particularly described as follows:

That part of the Southwest Quarter of the Northeast Quarter of Section 9 of Township 7 North Range of 45 East WM, Asotin County, Washington, more particularly described as follows: Commencing at the North Quarter Corner of said Section 9, then proceed South 0°15'10" West a distance of 1682.94 feet to the Point of Beginning; thence continue South 0°15'10" West a distance of 336.59 feet; thence South 89°25'39" East a distance of 657.23 feet; thence North 0°10'09" East a distance of 336.99 feet; thence North 89°27'37" West a distance of 656.73 feet to the Point of beginning.

Subject to and together with a right of way of ingress, egress and utilities over and across said land as described in a Dedicated Right of Way recorded on November 17, 1998 as Instrument No. 237617, records of Asotin County, Washington.

Subject to an easement granted to Clearwater Power Company for public utilities, recorded on October 29, 1999 as Instrument No. 244382, records of Asotin County, Washington.

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the waters of the spring located South of Big Butte County Road through pipes as now used or the equivalent thereof in size, for domestic purposes, together with the right to maintain and operate a pump at said spring as now existing.

Together with a right of way for ingress, egress and utilities over and across the North half of the South half of the Southwest Quarter of the Northeast Quarter of said Section 9 of Township 7 North, Range 45 East of the Willamette Meridian, said easement being 30 feet on the West side of the following described line. Commencing at the Northwest Quarter Corner of the South half of the South half of the Southwest Quarter of the Northeast Quarter, thence North 0°10'09" East a distance of 336.99 feet to Heathman Road and the terminus of this description.

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