

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

Only for sales in a single location code on or after April 1, 2022.
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 Asotin County Historical Society

Mailing address P.O. Box 367

City/state/zip Asotin, WA 99402

Phone (including area code) (509) 243-4659

2 Buyer/Grantee

Name Asotin-Anatone School District

Mailing address P.O. Box 489

City/state/zip Asotin, WA 99402

Phone (including area code) (509) 243-1100

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>1-047-34-010-0000-0000</u>	<input type="checkbox"/>	<u>\$ 0.00</u>
<u>1-047-34-020-0000-0000</u>	<input type="checkbox"/>	<u>\$ 0.00</u>
_____	<input type="checkbox"/>	<u>\$ 0.00</u>

4 Street address of property 215 Filmore St and 214 2nd St, Asotin, WA 99402

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).

Please see the attached Exhibits 1, A, and B.

5 71 - Cultural activities and nature exhibitions

Enter any additional codes 68
(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 Ron Hosteller

Name (print) Ron Hosteller

Date & city of signing 6/13/22 Asotin

Signature of grantee or agent JH

Name (print) Julie Hancock

Date & city of signing 6-13-22 Asotin

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.

Asotin / Anatone SD
Box # 4294 JH

PAID

JUN 14 2022

ASOTIN COUNTY
TREASURER

0201

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

Type of document	<u>Quitclaim Deed</u>
Date of document	<u>6-13-22</u>
Gross selling price	0.00
*Personal property (deduct)	0.00
Exemption claimed (deduct)	0.00
Taxable selling price	0.00
Excise tax: state	
Less than \$500,000.01 at 1.1%	0.00
From \$500,000.01 to \$1,500,000 at 1.28%	0.00
From \$1,500,000.01 to \$3,000,000 at 2.75%	0.00
Above \$3,000,000 at 3%	0.00
Agricultural and timberland at 1.28%	0.00
Total excise tax: state	0.00
0.0075 Local	0.00
*Delinquent interest: state	0.00
Local	0.00
*Delinquent penalty	0.00
Subtotal	0.00
State technology fee	5.00
Affidavit processing fee	5.00
Total due	10.00

If claiming an exemption, list WAC number and reason for exemption.
WAC number (section/subsection) 458-61A-101(2)(b)
Reason for exemption Trading / Exchanging Boundary Lines

055287

EXHIBIT 1

Legal Description for Boundary Line Adjustment

That part of the following described property, more commonly known as 215
Filmore St, Asotin, WA 99402:

Lots 5-10 of Block 34 of Schank & Reed's First Addition to the
City of Asotin, and also a portion of the North half of 3rd St per
Ordinance #95-494.

Property Tax Parcel No. 1-047-34-010-0000

More particularly described on the attached **Exhibit A**.

To be combined with the following described property, more commonly known as
214 2nd St, Asotin, WA 99402:

Lots 1-4 and 13-20 of Block 34 of Schank & Reed's First Addition
to the City of Asotin, and also a portion of the North half of 3rd St
per Ordinance #95-497, and the alley vacated by Ordinance
#2017-821, and also the West 15 feet of Monroe St vacated by
Ordinance #93 recorded on Instrument #280359.

Property Tax Parcel No. 1-047-34-020-0000

The resulting legal description for Parcel No. 1-047-34-020-0000 is attached as
Exhibit B.

A record of survey describing this boundary line adjustment was recorded as
Instrument No. 376842, records of Asotin County, Washington.

55287



Rim Rock Consulting, Inc.

PROFESSIONAL LAND SURVEYORS
GIS & MAPPING SERVICES

JOHN L. DUNN, PLS / ID, WA / CFEDS
DUANE E. PRIEST, PLS / ID
MICHAEL E. DAHLIN, PLS / ID, WA

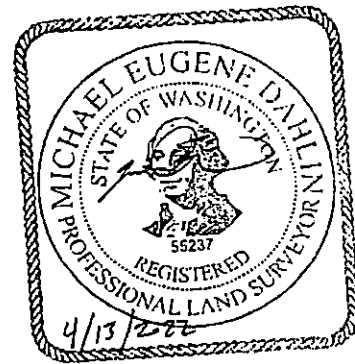
PROPERTY DESCRIPTION FOR ASOTIN-ANATONE SCHOOL DISTRICT BLA PARCEL

A parcel of land located in Lot 5, Block 34 of Schank & Reed's First Addition to the City of Asotin, Section 16, Township 10 North, Range 46 East of the Willamette Meridian, Asotin County, Washington, described as follows:

BEGINNING at the northeast corner of Lot 5;
Thence along the east line thereof, S 04°25'17" W, 165.00 feet to a point on the centerline of 3rd Avenue;
Thence along said centerline, N 85°32'07" W, 1.00 feet;
Thence leaving said centerline, N 04°25'17" E, 165.00 feet to a point on the north line of said Lot 5;
Thence along said north line, S 85°32'07" E, 1.00 feet to the POINT OF BEGINNING.

Containing 165 square feet, more or less.

This description was prepared by Michael E. Dahlin on April 13, 2022.



129 West 3rd Street, #102 • Moscow, ID 83843
(208) 883-5339 phone • (208) 883-4309 fax
nmrock@rimrockconsulting.net


EXHIBIT A

55 287



Rim Rock Consulting, Inc.

PROFESSIONAL LAND SURVEYORS
GIS & MAPPING SERVICES

JOHN L. DUNN, PLS / ID, WA / CFEDS
DUANE E. PRIEST, PLS / ID
MICHAEL E. DAHLIN, PLS / ID, WA

PROPERTY DESCRIPTION FOR ASOTIN-ANATONE SCHOOL DISTRICT NEW PARCEL

A parcel of land located in Block 34 of Schank & Reed's First Addition to the City of Asotin, Section 16, Township 10 North, Range 46 East of the Willamette Meridian, Asotin County, Washington, described as follows:

Lots 1-4, the east 1 foot of Lot 5, Lots 13-20, the alley way per vacation ordinance No. 2017-821 and a portion of the north half of 3rd street, Block 34 of Schank & Reed's First Addition to the City of Asotin, more particularly described as follows:

BEGINNING at the northwest corner of Lot 12, Thence along the north line of Block 34, S 85°32'07" E, 239.93 feet to the northeast corner of Lot 20;
Thence along the east line of Block 34, S 04°25'17" W, 260.00 feet, to the southeast corner of Block 34;
Thence leaving said east line, S 85°32'07" E, 45.00 feet to the centerline of Monroe Street per Vacation Ordinance No. 95-497;
Thence along said centerline, S 04°25'17" W, 45.00 feet to the centerline of 3rd Street;
Thence along the centerline of 3rd Street, N 85°32'07" W, 165.97 feet;
Thence leaving said centerline, N 04°25'17" E, 165.00 feet to the north line of Lot 5;
Thence along the north line of the Lots 5-10, N 85°32'07" W, 178.96 feet to the northwest corner of Lot 10 and the west line of Block 34;
Thence along said west line, N 04°25'17" E, 20.00 feet to the southwest corner of Lot 11;
Thence along the south line of Lots 11 and 12, S 85°32'07" E, 59.99 feet to the¹ southeast corner of Lot 12;
Thence leaving said south line and along the east line of Lot 12, N 04°25'17" E, 120.00 feet to the northeast corner of Lot 12 and the POINT OF BEGINNING.

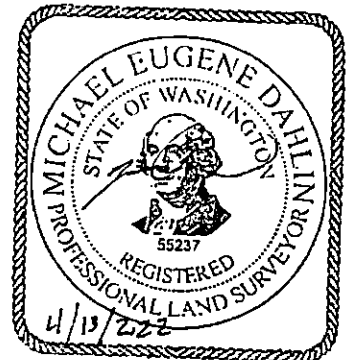
Containing 1.30 acres, more or less.

This description was prepared by Michael E. Dahlin on April 13, 2022.

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EXHIBIT B



55287