

REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED
Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>Cody M. Bye</u>	2 BUYER GRANTEE	Name <u>Bye Szenczi, LLC</u>
	Brenda K. Bye		
	Mailing Address <u>1120 NW Lester Ave.</u>		Mailing Address <u>1909 RAYSHIRE ST</u>
	City/State/Zip <u>Corvallis, OR 97330</u>		City/State/Zip <u>THOUSAND OAKS, CA 91320</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____

3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers - check box if personal property	List assessed value(s)
Name <u>Attila Szenczi, LLC</u>		<u>1050130072540</u> <input type="checkbox"/>	<u>167,245.00</u>
Mailing Address _____		<input type="checkbox"/>	<u>0.00</u>
City/State/Zip _____		<input type="checkbox"/>	<u>0.00</u>
Phone No. (including area code) _____		<input type="checkbox"/>	<u>0.00</u>

4 Street address of property: 184 8th St. - Pomeroy, WA 99347
This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)
Lots 6, 7, E. 50' of Lot 8 w/vac. street, Blk 13, Original Town

5 Select Land Use Code(s):
11 - Household, single family units
enter any additional codes: _____
(See back of last page for instructions) YES NO
Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ ☒
Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ ☒

6 YES NO
Is this property designated as forest land per chapter 84.33 RCW? ☐ ☒
Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☐ ☒
Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ ☒

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 classi-
fication, 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
RCW 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

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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) _____

Reason for exemption _____

Type of Document Statutory Warranty Deed

Date of Document 11/5/20

Gross Selling Price \$	<u>258,000.00</u>
*Personal Property (deduct) \$	_____
Exemption Claimed (deduct) \$	_____
Taxable Selling Price \$	<u>258,000.00</u>
Excise Tax: State	
Less than \$500,000.01 at 1.1% \$	<u>2,838.00</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 3.0% \$	<u>0.00</u>
Agricultural and timberland at 1.28% \$	<u>0.00</u>
Total Excise Tax: State \$	<u>2,838.00</u>
<u>0.0025</u> Local \$	<u>645.00</u>
*Delinquent Interest: State \$	<u>0.00</u>
Local \$	<u>0.00</u>
*Delinquent Penalty \$	<u>0.00</u>
Subtotal \$	<u>3,483.00</u>
*State Technology Fee \$	<u>5.00</u>
*Affidavit Processing Fee \$	<u>0.00</u>
Total Due \$	<u>3,488.00</u>

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 Grantor's Agent 

Name (print) Cody M. Bye

Date & city of signing 11/6/2020 - Corvallis, OR

Signature of
Grantee or Grantee's Agent 

Name (print) Attila Szenczi, LLC

Date & city of signing 11/9/2020 - Pomeroy

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).

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Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☒ Check box if partial sale, indicate % 50 sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>Steven Sanchez, Personal Representative</u>	2 BUYER GRANTEE	Name <u>Carol G. Wildman</u>
	of the Estate of Robert Crumpacker <u>50% int.</u>		
	Mailing Address <u>2812 Seaport Drive</u>		Mailing Address <u>543 Bell Plain Road</u>
	City/State/Zip <u>Lewiston ID 83501</u>		City/State/Zip <u>Pomeroy WA 99347</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____

3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers - check box if personal property	List assessed value(s)
Name <u>No Change</u>		<u>See Exhibit B</u> <input type="checkbox"/>	<u>786,622</u> 0.00
Mailing Address _____		<input type="checkbox"/>	0.00
City/State/Zip _____		<input type="checkbox"/>	0.00
Phone No. (including area code) _____		<input type="checkbox"/>	0.00

4 Street address of property: _____

This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)
SEE EXHIBIT A ATTACHED HERETO.

5 Select Land Use Code(s):
83 - Agriculture classified under current use chapter 84.34 RCW

enter any additional codes: _____

(See back of last page for instructions) YES NO

Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ ☒

Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☒ ☒

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ ☒

Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☒ ☐

Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ ☒

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 classi-
fication, 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
RCW 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.

[Signature]
DEPUTY ASSESSOR

12/1/20
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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-61A-202(6)(f)

Reason for exemption

Inheritance pursuant to the Last Will & Testament of Robert Crumpacker,
probate proceeding under Garfield Co Superior Court Cause Number
20-4-00001-12

Type of Document Personal Representative's Deed

Date of Document 11/13/2020

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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
<u>0.0025</u> 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

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 Grantor's Agent [Signature]
Name (print) Steven Sanchez, Personal Representative
Date & city of signing 11/13/20 Lewiston, Idaho

Signature of
Grantee or Grantee's Agent [Signature]
Name (print) Carol G. Wildman
Date & city of signing 11-19-20 Dayton WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a
fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).

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As to Grantor's undivided one-half (1/2) interest

The land referred to herein is situated in the State of Washington, County of Garfield and described as follows:

In Township 12 North, Range 42 E.W.M.

All of Section 25;

The Southeast quarter of the Northeast quarter, the Northeast quarter of the Southeast quarter, the Southeast quarter of the Southeast quarter, the Southwest quarter of the Southeast quarter, in Section 23;
And beginning at the Southeast corner of the Southwest quarter of said Section 23;
thence due West on the South line of the above named tract a distance of 40.0 feet;
thence in a Northeasterly direction to a point on the East line of said tract 40.0 feet due North from the point of beginning;
thence due South 40.0 feet to the point of beginning;

The Southwest quarter and the South half of the Northwest quarter in Section 24;

All of Section 26;

All of the Northeast quarter of Section 27 lying East of the County Road (now vacated);

Also beginning at the Northwest corner of Section 35;
thence South following the West line of said Section 35, one-fourth of a mile to the center of the County Road;
thence East along the center of said County Road 1947.0 feet;
thence North 58°33' East along the center of said County Road 736.0 feet;
thence North 87°49' East along the center of said County Road 109.0 feet;
thence South 89°35' East along the center of said County Road one-half mile to the East line of said Section 35;
thence North 957.0 feet along the Easterly line of said Section 35 to the Northeast corner of said Section 35;
thence West one mile to the place of beginning.

EXCEPT Public Roads.

FURTHER EXCEPTING the following described tract:

That part of the South half of the Southwest quarter of said Section 24 and the Northeast quarter of the Northwest quarter of said Section 25, more particularly described as follows:

Beginning at the centerline station P.C. 175+66.1 on the Bell Plain Road:
thence South 45°07'52" East along said centerline, a distance of 55.21 feet;
thence South 53°44'51" West 38.05 feet; thence North 54°00'06" West 46.28 feet;
thence North 37°23'45" West 164.05 feet; thence North 32°28'23" West 598.43 feet;
thence North 46°27'16" West 163.24 feet; thence North 58°54'45" West 422.14 feet;
thence North 20°01'53" East 195.34 feet; thence North 86°12'43" East 339.36 feet;
thence South 60°09'19" East 484.89 feet; thence North 74°14'58" East 276.30 feet;
thence South 23°11'03" East 41.61 feet to a point on the centerline of the Bell Plain Road; thence deflect right and continue along said centerline around a curve to the left with a radius of 572.96 feet, distance of 1119.47 feet to the point of beginning.

FURTHER EXCEPTING the following described tract:

All that part of the West half of the Northeast quarter and the East half of the Northwest quarter of said Section 25, more particularly described as follows:

Commencing at the Southeast corner of said Section 25; thence South 88°07'32" West along the South line of said Section 25, 3039.49 feet to a point on the centerline of the Bell Plain Road;
thence North 09°58'44" West along said centerline 142.91 feet to a point of curve;
thence continuing along said centerline around a curve to the right with a radius of 5729.58 feet a distance of 413.36 feet;
thence North 05°50'43" West 412.13 feet to a point of curve;
thence around a curve to the right with a radius of 954.93 feet, a distance of 564.67 feet;
thence North 28°02'06" East 489.88 feet to a point of curve;

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thence around a curve to the left with a radius of 2864.79 feet, a distance of 1178.69 feet;
thence North 04°27'40" East 66.54 feet to the True Point of Beginning;
thence continue North 04°27'40" East 318.76 feet to a point of curve;
thence around a curve to the left with a radius of 636.62 feet, a distance of 423.30 feet;
thence North 33°38'10" West 140.31 feet to a point of curve;
thence around a curve to the left with a radius of 2000.00 feet, a distance of 401.25 feet;
thence North 45°07'52" West 22.44 feet;
thence South 53°28'00" West and leaving said road centerline, 192.48 feet;
thence South 33°16'00" East 178.61 feet; thence South 38°53'00" East 284.97 feet;
thence South 20°09'00" East 289.89 feet; thence South 04°03'00" East 261.55 feet;
thence South 10°06'00" East 193.54 feet; thence North 72°54'00" East 160.29 feet to the True Point of Beginning.
SUBJECT TO all that part lying in the right of way of Bell Plain Road.

FURTHER EXCEPTING THE FOLLOWING DESCRIBED TRACT:

All that part of the Southeast quarter of the Southwest quarter of said Section 24 and that part of said Section 25, lying East of the Bell Plain Road; and that part of the Southwest quarter of said Section 25, and that part of the Southeast quarter of the Southeast quarter of said Section 26, and that part of the Northeast quarter of the Northeast quarter of said Section 35, more particularly described as follows:

Beginning at the Southwest corner of said Section 25; thence North 88°07'32" East along the South line of said Section 25, 1744.18 feet; thence North 06°16'00" East 649.43 feet;
thence North 02°07'00" East 269.33 feet; thence North 11°36'00" East 215.70 feet;
thence North 04°51'00" West 169.21 feet; thence North 18°05'00" West 101.20 feet;
thence North 25°21'00" West 247.77 feet; thence North 13°12'00" West 212.53 feet;
thence North 05°13'00" West 191.63 feet; thence South 88°07'32" West 1240.00 feet;
thence South 51°04'00" West 609.65 feet to a point on the West line of said Section 25;
thence South 02°13'20" East along said West line 1547.06 feet;
thence South 42°57'00" West 140.99 feet;
thence South 02°13'20" East 950.79 feet to a point on the centerline of the Bell Plain Road;
thence North 87°58'45" East along said centerline 100.00 feet to the East line of said Section 35;
thence Northerly along said East line 950.53 feet to the point of beginning.
SUBJECT TO all that part lying in the right of way of Bell Plain Road.

FURTHER EXCEPTING the following described tract:

That part of said Section 25 more particularly described as follows:

Commencing at the Southwest corner of said Section 25, thence North 88°07'32" East along the South line of said Section 25, 1744.18 feet to the True Point of Beginning;
thence continue North 88°07'32" East 599.56 feet to a point on the centerline of the Bell Plain Road;
thence North 09°58'44" West along said centerline 142.91 feet to a point of curve;
thence continuing along said centerline around a curve to the right with a radius of 5729.58 feet a distance of 413.36 feet;
thence North 05°50'43" West 412.13 feet to a point of curve;
thence around a curve to the right with a radius of 954.93 feet a distance of 564.67 feet;
thence North 28°02'06" East 489.88 feet to a point of curve;
thence around a curve to the left with a radius of 2864.79 feet a distance of 1178.69 feet;
thence North 04°27'40" East 66.54 feet;
thence South 72°54'00" West and leaving said road centerline, 160.29 feet;
thence North 10°06'00" West 193.54 feet; thence North 04°03'00" West 261.55 feet;
thence North 20°09'00" West 289.89 feet; thence North 38°53'00" West 284.97 feet;
thence North 33°16'00" West 178.61 feet; thence North 53°28'00" East 192.48 feet to a point on the centerline of the Bell Plain Road;
thence North 45°07'52" West along said centerline 532.80 feet;
thence South 53°44'51" West and leaving said road centerline, 38.08 feet;
thence South 36°58'00" West 531.49 feet; thence South 88°39'00" East 62.69 feet;
thence South 66°18'00" East 61.51 feet; thence South 33°40'00" East 59.41 feet;

EXHIBIT "A" Page 3 of 4

thence South 10°25'00" East 122.76'; thence South 09°20'00" East 112.16 feet;
thence South 23°42'00" East 50.50 feet; thence South 35°01'00" East 61.43 feet;
thence South 55°54'00" East 96.68 feet; thence South 64°36'00" East 212.64 feet;
thence South 30°55'00" East 52.68 feet; thence South 11°38'00" East 186.36 feet;
thence South 01°44'00" East 426.17 feet; thence South 00°21'00" West 623.51 feet;
thence South 22°10'00" West 327.11 feet; thence South 45°41'00" West 57.90 feet;
thence South 70°42'00" West 70.75 feet; thence South 89°23'00" West 355.31 feet;
thence South 71°45'00" West 95.16 feet; thence South 05°13'00" East 191.63 feet;
thence South 13°12'00" East 212.53 feet; thence South 25°21'00" East 247.77 feet;
thence South 18°05'00" East 101.20 feet; thence South 04°51'00" East 169.21 feet;
thence South 11°36'00" West 215.70 feet; thence South 02°07'00" West 269.33 feet;
thence South 06°16'00" West 649.43 feet to the True Place of Beginning.
SUBJECT TO that part lying in the right of way of the Bell Plain Road.

FURTHER EXCEPTING the following described tract:

Beginning at the Southwest corner of the Southeast quarter of said Section 24;
thence East 646.80 feet; thence North 333.30 feet to the County Road;
thence South 78°00'00" West 660.00 feet; thence South 194.70 feet to the point of beginning.

FURTHER EXCEPTING the following described tract:

That part of the South half of the Southeast quarter of Section 23, Township 12 North, Range 42 E.W.M., more particularly described as follows:

Beginning at the Southwest corner of said South half of the Southeast quarter;
thence Northerly along the West line of said South half of the Southeast quarter a distance of 1320.0 feet, more or less, to the Northwest corner of said South half of the Southeast quarter;
thence Easterly along the North line of said South half of the Southeast quarter a distance of 1402.15 feet;
thence South 46°21' East, 34.56 feet; thence South 17°31' West, 278.69 feet;
thence South 21°45' West, 592.58 feet; thence South 17°22' West, 247.93 feet;
thence South 21°04' West, 253.09 feet, more or less, to a point on the South line of said South half of the Southeast quarter;
thence Westerly along said South line a distance of 958.69 feet, more or less, to the place of beginning.

That part of the Southeast quarter of the Southwest quarter of said Section 23, more particularly described as follows:

Beginning at the Southeast corner of said Southeast quarter of the Southwest quarter;
thence Westerly along the South line thereof, a distance of 40.0 feet;
thence Northeasterly to a point on the East line thereof;
thence Southerly along said East line a distance of 40.0 feet to the place of beginning.

That part of Section 26, Township 12 North, Range 42 E.W.M., more particularly described as follows:

Beginning at the North quarter corner of said Section 26;
thence Easterly along the North line of said Section 26 a distance of 958.69 feet, more or less;
thence South 21°04' West, 75.17 feet; thence South 25°41' West, 168.04 feet;
thence South 68°42' East, 132.02 feet; thence South 00°30' East, 240.03 feet;
thence North 54°17' East, 61.84 feet; thence South 13°09' East, 296.80 feet;
thence South 29°27' East, 127.82 feet; thence South 31°55' East, 100.83 feet;
thence South 39°49' East, 192.20 feet; thence South 40°13' East, 381.89 feet;
thence South 09°23' East, 190.01 feet; thence South 07°31' East, 472.70 feet;
thence South 03°38' West, 229.04 feet; thence South 25°17' West, 499.59 feet;
thence South 30°04' West, 382.07 feet; thence South 33°48' West, 425.65 feet;
thence South 41°58' West, 169.37 feet; thence South 54°31' West, 148.11 feet;
thence South 19°50' East, 89.53 feet; thence South 08°20' West, 273.85 feet;
thence South 09°27' West, 190.65 feet; thence South 38°45' East, 328.39 feet;
thence South 28°21' East, 71.48 feet; thence South 41°58' East, 155.22 feet;
thence South 13°21' East, 78.15 feet; thence South 05°18' East, 142.81 feet;
thence South 37°48' East, 58.78 feet; thence South 46°26' East, 103.01 feet;
thence South 19°09' East, 144.03 feet; thence South 01°32' East, 124.79 feet;
thence South 06°31' West, 75.65 feet more or less, to a point on the South line of said Section 26;

EXHIBIT "A" Page 4 of 4

thence Westerly along said South line a distance of 3878.71 feet, more or less, to the Southwest corner of said Section 26;
thence Northerly along the West line of said Section 26, a distance of 5280.0 feet, more or less, to the Northwest corner of said Section 26;
thence Easterly along the North line of said Section 26, a distance of 2640.0 feet, more or less, to the place of beginning.

That part of the Northeast quarter of Section 27, Township 12 North, Range 42 E.W.M., lying East of the Old County Road, more particularly described as follows:

Beginning at a point 760.0 feet North of the Southeast corner of said Northeast quarter;
thence North 21°30' West, 155.0 feet; thence North 19°15' East, 175.0 feet;
thence North 12°00' West, 115.0 feet; thence North 28°00' West, 205.0 feet;
thence North 07°30' West, 415.0 feet; thence North 23°00' West, 335.0 feet;
thence North 02°15' East, 310.0 feet; thence North 20°30' East, 270.0 feet to a point on the North line of said Northeast quarter;
thence Easterly along said North line to the Northeast corner of said Northeast quarter;
thence Southerly along the East line of said Northeast quarter to the place of beginning.

That part of the North half of the North half of Section 35, Township 12 North, Range 42 E.W.M., more particularly described as follows:

Beginning at the Northwest corner of said North half of the North half;
thence Easterly along the North line of said North half of the North half a distance of 3878.71 feet, more or less;
thence South 04°36' West, 92.87 feet; thence South 01°22' West, 76.62 feet;
thence South 00°39' East, 332.86 feet; thence South 00°07' West, 160.52 feet;
thence South 89°13'19" West, 3868.06 feet, more or less, to a point on the West line of said North half of the North half;
thence Northerly along said West line a distance of 715.83 feet, more or less, to the point of beginning.

TOGETHER WITH an easement for ingress and egress over and across that part of said Section 35 lying 100 feet East of the following described line:

Beginning at the Southwest corner of the above described tract; thence Southerly along the West line of said Section 35 a distance of 644.58 feet to a point on the centerline of Pomeroy Hill Road, said point being the terminus of the above described line.

EXCEPT Public Roads.

EXHIBIT B

Real Property Tax Parcel Numbers:

2-012-42-023-4000-05
2-012-42-035-1010-05
2-012-42-025-1020-05
2-012-42-026-1000-05
2-012-42-024-3020-05

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED
Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

<input type="checkbox"/> Check box if partial sale, indicate % sold.		List percentage of ownership acquired next to each name.		
1 SELLER GRANTOR	Name <u>Carl L. Johnson and Lynda G. Johnson</u>	2 BUYER GRANTEE	Name <u>Leann M. Clayton</u>	
	678 Arlington St			
	Mailing Address <u>P O BOX 935</u>		Mailing Address <u>714 Arlington St</u>	
	City/State/Zip <u>Pomeroy, WA. 99347</u>		City/State/Zip <u>Pomeroy, WA. 99347</u>	
	Phone No. (including area code) <u>(360) 774-1248</u>		Phone No. (including area code) <u>(509) 566-7125</u>	
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers - check box if personal property	List assessed value(s)
	Name _____		1 070 06 006 1040 <input type="checkbox"/>	0.00
	Mailing Address _____		1 070 06 033 1200 <input type="checkbox"/>	0.00
	City/State/Zip _____		<input type="checkbox"/>	0.00
	Phone No. (including area code) _____		<input type="checkbox"/>	0.00

4 Street address of property: 714 Arlington St

This property is located in Pomeroy ☐

☒ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

See attachment

5 Select Land Use Code(s):

Select Land Use Codes

enter any additional codes: _____

(See back of last page for instructions)

YES NO

Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ ☒

Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ ☒

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ ☒

Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☐ ☒

Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ ☒

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 classi-
fication, 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
RCW 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 _____ 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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Leann Clayton

PRINT NAME
LEANN CLAYTON

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-101A-215(1)

Reason for exemption
TO CLEAR TITLE & boundary line
adjustment

Type of Document Quit claim Deed

Date of Document 11/24/2020

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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
0.0025 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

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 Grantor's Agent <u>Carl Lee Johnson</u>	Signature of Grantee or Grantee's Agent <u>Leann Clayton</u>
Name (print) <u>CARL LEE JOHNSON</u>	Name (print) <u>Leann Clayton</u>
Date & city of signing <u>12/1/2020 Pomeroy WA</u>	Date & city of signing <u>11/20/20 Pomeroy</u>

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a
fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).



REAL ESTATE EXCISE TAX AFFIDAVIT

PLEASE TYPE OR PRINT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

This form is your receipt when stamped by cashier.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

(See back of last page for instructions)

☐ Check box if partial sale of property

If multiple owners, list percentage of ownership next to name.

1 SELLER GRANTOR	Name <u>Donna L. Ireland</u>	2 BUYER GRANTEE	Name <u>Daniel Ray Cottonware</u>
	Mailing Address <u>1398 Bridge Street, Sp 2</u>		Mailing Address <u>1411 main street</u>
	City/State/Zip <u>Clarkston WA 99403</u>		City/State/Zip <u>Pomeroy WA 99347</u>
	Phone No. (including area code)		Phone No. (including area code)
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee Name <u>Daniel Ray Cottonware</u> Mailing Address _____ City/State/Zip _____ Phone No. (including area code) _____	List all real and personal property tax parcel account numbers – check box if personal property <u>10620100610400000</u> <input type="checkbox"/> _____ _____ _____	
		List assessed value(s) <u>85,256.00</u> _____ _____	

4 Street address of property: 1415 Main Street, Pomeroy, WA

This property is located in ☐ unincorporated Garfield County OR within ☒ city of Pomeroy

☐ 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.

The land referred to herein is situated in the State of Washington, County of Garfield and described as follows: Lots 5 and 6 in Block 1 of Day's Addition to the City of Pomeroy.

5	Select Land Use Code(s): <u>11 Household, single family units</u> 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 chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>		If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) _____ Reason for exemption _____ _____
6	Is this property designated as forest land per chapter 84.33 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO Is this property receiving special valuation as historical property per chapter 84.26 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> 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 RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information. This land <input type="checkbox"/> does <input checked="" type="checkbox"/> does not qualify for continuance. _____ DEPUTY ASSESSOR 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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale. (3) OWNER(S) SIGNATURE _____ PRINT NAME		Type of Document <u>Statutory Warranty Deed (SWD)</u> Date of Document <u>12/03/20</u> Gross Selling Price \$ <u>70,000.00</u> *Personal Property (deduct) \$ <u>0.00</u> Exemption Claimed (deduct) \$ <u>0.00</u> Taxable Selling Price \$ <u>70,000.00</u> Excise Tax : State \$ <u>770.00</u> Local \$ <u>175.00</u> *Delinquent Interest: State \$ <u>0.00</u> Local \$ <u>0.00</u> *Delinquent Penalty \$ <u>0.00</u> Subtotal \$ <u>945.00</u> *State Technology Fee \$ <u>5.00</u> <u>5.00</u> *Affidavit Processing Fee \$ <u>0.00</u> Total Due \$ <u>950.00</u> 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 Grantor's Agent <u>Donna L. Ireland</u>	Signature of Grantee or Grantee's Agent <u>Daniel Ray Cottonware</u>
Name (print) <u>Donna L. Ireland</u>	Name (print) <u>Daniel Ray Cottonware</u>
Date & city of signing: <u>12-3-2020, Clarkston, WA</u>	Date & city of signing: <u>12/3/2020 Clarkston</u>

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

REV 84 0001a (6/26/14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

PAID
DEC 08 2020

TERESA SUMMERS
GARFIELD COUNTY TREASURER



REAL ESTATE EXCISE TAX AFFIDAVIT

PLEASE TYPE OR PRINT

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

(See back of last page for instructions)

☐ Check box if partial sale of property

If multiple owners, list percentage of ownership next to name

1 SELLER GRANTOR	Name <u>W. Robert Totten and J. Kay Totten, trustees</u>	2 BUYER GRANTEE	Name <u>Sarah Meyers</u>
	<u>W. Robert Totten and J. Kay Totten Revoc Trst</u>		
	Mailing Address <u>PO Box 1001</u>		Mailing Address <u>PO Box 654</u>
	City/State/Zip <u>Pomeroy WA 999347</u>		City/State/Zip <u>Pomeroy WA 99347</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers – check box if personal property
Name <u>Sarah Meyers</u>			10520900918400000 <input type="checkbox"/>
Mailing Address <u>PO Box 654</u>			<input type="checkbox"/>
City/State/Zip <u>Pomeroy WA 99347</u>			<input type="checkbox"/>
Phone No. (including area code) _____			<input type="checkbox"/>
			List assessed value(s) 66,606.00

4 Street address of property: 1365 Patah Street, Pomeroy

This property is located in ☐ unincorporated Garfield County OR within ☒ city of Pomeroy

☐ 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.

The land referred to herein is situated in the State of Washington, County of Garfield and described as follows: The West 50 feet of Lot 9 in Block 9 of Pomeroy's Addition to the City of Pomeroy.

5 Select Land Use Code(s): <u>11 Household, single family units</u> 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 chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) _____ Reason for exemption _____
6 Is this property designated as forest land per chapter 84.33 RCW? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> Is this property receiving special valuation as historical property per chapter 84.26 RCW? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> 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 RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information. This land <input type="checkbox"/> does <input checked="" type="checkbox"/> does not qualify for continuance.	Type of Document <u>Statutory Warranty Deed (SWD)</u> Date of Document <u>12/04/20</u>
DEPUTY ASSESSOR _____ 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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale. (3) OWNER(S) SIGNATURE _____ PRINT NAME _____	Gross Selling Price \$ <u>75,000.00</u> *Personal Property (deduct) \$ <u>0.00</u> Exemption Claimed (deduct) \$ <u>0.00</u> Taxable Selling Price \$ <u>75,000.00</u> Excise Tax : State \$ <u>825.00</u> Local \$ <u>187.50</u> *Delinquent Interest: State \$ <u>0.00</u> Local \$ <u>0.00</u> *Delinquent Penalty \$ <u>0.00</u> Subtotal \$ <u>1,012.50</u> *State Technology Fee \$ <u>5.00</u> <u>5.00</u> *Affidavit Processing Fee \$ <u>0.00</u> Total Due \$ <u>1,017.50</u> 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 Grantor's Agent [Signature] Signature of Grantee or Grantee's Agent [Signature]

Name (print) W. Robert Totten and J. Kay Totten, trustees Name (print) Sarah Meyers

Date & city of signing: 12-4-2020, Clarkston, WA Date & city of signing: 12-4-2020, Clarkston, WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

REV 84 0001a (6/26/14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

PAID RECEIVED

DEC 08 2020

TERESA SUMMERS
GARFIELD COUNTY TREASURER

TERESA SUMMERS
GARFIELD COUNTY TREASURER

3486

REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>A. Lewis Bloodsworth and Sharon E. Bloodsworth, husband and wife</u>	2 BUYER GRANTEE	Name <u>Wade L. Bloodsworth, a married man</u>
	Mailing Address <u>601 3rd St #123</u>		dealing in his sole and separate property
	City/State/Zip <u>Clarkston, WA 99403</u>		Mailing Address <u>664 Alpowa Creek Road</u>
	Phone No. (including area code) <u>(509) 552-2112</u>		City/State/Zip <u>Clarkston, WA 99403</u>
			Phone No. (including area code) <u>(208) 791-9723</u>

3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers - check box if personal property	List assessed value(s)
	Name _____	<u>2-011-43-026-2000-0000</u> <input type="checkbox"/>	<u>102,594.00</u>
	Mailing Address _____	<input type="checkbox"/>	<u>0.00</u>
	City/State/Zip _____	<input type="checkbox"/>	<u>0.00</u>
	Phone No. (including area code) _____	<input type="checkbox"/>	<u>0.00</u>

4 Street address of property: 664 Alpowa Creek Road, Clarkston, WA 99403

This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

Please see attached Exhibits A, B, and C.

5 Select Land Use Code(s):

83 - Agriculture classified under current use chapter 84.34 RCW

enter any additional codes: _____

(See back of last page for instructions) YES NO

Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? ☐ YES ☒ NO

Is this property predominantly used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 ☐ YES ☒ NO

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ YES ☒ NO

Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? ☒ YES ☐ NO

Is this property receiving special valuation as historical property per chapter 84.26 RCW? ☐ 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 RCW 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.

[Signature]
DEPUTY ASSESSOR

12/14/20
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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Wade Bloodsworth
PRINT NAME

Wade Bloodsworth

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) - 458-61A-201(1) and 458-61A-109(2)(a)(iv)

Reason for exemption

Gift without consideration and no underlying debt. Also, splitting off parcels by moving a property line to adjust property size and/or shape for owner convenience.

Type of Document Quitclaim Deed

Date of Document 11/03/2020

Gross Selling Price \$	102,594.00
Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	102,594.00
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
<u>0.00</u> 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

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 Grantor's Agent <u>A. Lewis Bloodsworth</u>	Signature of Buyer or Grantee's Agent <u>Wade Bloodsworth</u>
Name (print) <u>A. Lewis Bloodsworth</u>	Name (print) <u>Wade L. Bloodsworth</u>
Date & city of signing <u>11/03/2020 Clarkston</u>	Date & city of signing <u>11/10/2020 Clarkston WA</u>

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).

REAL ESTATE EXCISE TAX
SUPPLEMENTAL STATEMENT

(WAC 458-61A-304)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM RET-840001A for deeded transfers and Form RET-840001B for controlling interest transfers) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-3 below. Only the first page of this form needs original signatures.

AUDIT: Information you provide on this form is subject to audit by the Department of Revenue. **In the event of an audit, it is the taxpayers' responsibility to provide documentation to support the selling price or any exemption claimed.** This documentation must be maintained for a minimum of four years from date of sale. (RCW 82.45.100) Failure to provide supporting documentation when requested may result in the assessment of tax, penalties, and interest. Any filing that is determined to be fraudulent will carry a 50% evasion penalty in addition to any other accrued penalties or interest when the tax is assessed.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

The persons signing below do hereby declare under penalty of perjury that the following is true (check appropriate statement):

1. ☐ **DATE OF SALE:** (WAC 458-61A-306(2))

I, (print name) _____, certify that the _____
(type of instrument), dated _____, was delivered to me in escrow by _____
(seller's name). **NOTE:** Agent named here must sign below and indicate name of firm. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.
Reasons held in escrow _____

Signature

Firm Name

2. **GIFTS:** (WAC 458-61A-201) The gift of equity is non-taxable; however, any consideration received is not a gift and is taxable. The value exchanged or paid for equity plus the amount of debt equals the taxable amount. One of the boxes below must be checked.

Both Grantor (seller) and Grantee (buyer) must sign below.

Grantor (seller) gifts equity valued at \$ 102,594.00 to grantee (buyer).

NOTE: Examples of different transfer types are provided on the back. This is to assist you with correctly completing this form and paying your tax.

"**Consideration**" means money or anything of value, either tangible (boats, motor homes, etc) or intangible, paid or delivered, or contracted to be paid or delivered, including performance of services, in return for the transfer of real property. The term includes the amount of any lien, mortgage, contract indebtedness, or other encumbrance, given to secure the purchase price, or any part thereof, or remaining unpaid on the property at the time of sale. "**Consideration**" includes the assumption of an underlying debt on the property by the buyer at the time of transfer.

A. Gifts with consideration

- ☐ Grantor (seller) has made and will continue to make all payments after this transfer on the total debt of \$ _____ and has received from the grantee (buyer) \$ _____
(include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.
- ☐ Grantee (buyer) will make payments on _____ % of total debt of \$ _____ for which grantor (seller) is liable and pay grantor (seller) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.

B. Gifts without consideration

- ☒ There is no debt on the property; Grantor (seller) has not received any consideration towards equity. No tax is due.
- ☐ Grantor (seller) has made and will continue to make 100% of the payments on the total debt of \$ _____ and has not received any consideration towards equity. No tax is due.
- ☐ Grantee (buyer) has made and will continue to make 100% of the payments on total debt of \$ _____ and has not paid grantor (seller) any consideration towards equity. No tax is due.
- ☐ Grantor (seller) and grantee (buyer) have made and will continue to make payments from joint account on total debt before and after the transfer. Grantee (buyer) has not paid grantor (seller) any consideration towards equity. No tax is due.

Has there been or will there be a refinance of the debt? ☐ YES ☒ NO (If yes, please call 360-704-5905 to see if this transfer is taxable). If grantor (seller) was on title as co-signor only, please see WAC 458-61A-215 for exemption requirements.

The undersigned acknowledge this transaction may be subject to audit and have read the above information regarding record-keeping requirements and evasion penalties.

A. Lewis Bloodsworth 11-3-20
Grantor's Signature Date

A. Lewis Bloodsworth
Grantor's Name (print)

Wade L. Bloodsworth Nov 10/20
Grantee's Signature Date

Wade L. Bloodsworth
Grantee's Name (print)

3. ☐ **IRS "TAX DEFERRED" EXCHANGE** (WAC 458-61A-213)

I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 458-61A-213. **NOTE:** Exchange Facilitator must sign below.

Exchange Facilitator's Signature

Date

Exchange Facilitator's Name (print)

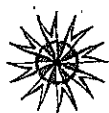
For tax assistance, contact your local County Treasurer/Recorder or visit dor.wa.gov/reet. To ask about the availability of this publication in an alternate format for the visually impaired, please call 360-705-6705. Teletype (TTY) users may use the WA Relay Service by calling 711.

EXHIBIT A

Old Legal Description

That portion of the Northwest quarter of Section 26, Township 11 North, Range 43 E.W.M., more particularly described as follows:

Beginning at the Northeast corner of said Northwest quarter, thence North 89°53'19" West along the North line of said Northwest quarter a distance of 1232.1 feet; thence South 18°41'22" East for a distance of 2127.6 feet to a point on the County Road; thence North 65°00' East a distance of 499.9 feet; thence North 03°05'30" East a distance of 1804.4 feet to the place of beginning.



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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 LEW BLOODSWORTH REMAINDER PARCEL

A parcel of land located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

BEGINNING at the northeast corner of the northwest quarter of said Section 26;
Thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet;
Thence leaving said east line, S 72°46'09" W, 680.40 feet;
Thence N 19°04'34" W, 1414.75 feet to a point on the north line of said northwest quarter;
Thence along said north line, N 88°07'21" E, 1053.56 feet;

Containing 25.12 acres, more or less.

TOGETHER WITH: an easement for ingress and egress located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

A strip of land lying 12.5 feet on both sides of the following described centerline.

COMMENCING at the northeast corner of the northwest quarter of said Section 26;
thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet;
thence leaving said east line, S 72°46'09" W, 66.03 feet to the POINT OF

BEGINNING:

Thence through a non-tangent curve to the right having an arc length of 94.81 feet, a radius of 67.92 feet, the long chord of which bears S 16°07'53" E, 87.30 feet;
Thence S 23°51'33" W, 126.26 feet;
Thence through a tangent curve to the left having an arc length of 139.16 feet, a radius of 219.81 feet, the long chord of which bears S 05°43'21" W, 136.85 feet;
Thence S 12°24'51" E, 165.61 feet;
Thence S 17°17'02" E, 129.18 feet to a point on the northerly right of way line of the County Road (Alpowa Creek Road) and the termination of this easement.

The sidelines of this easement shall be lengthened or shortened to terminate on the south line of the above described parcel and the northerly right of way line of the County Road.

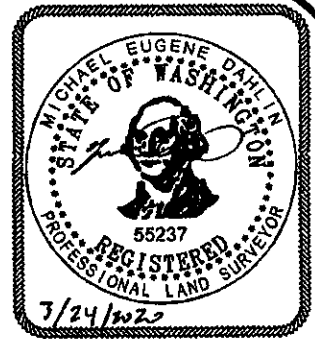
129 West 3rd Street, #102 • Moscow, ID 83843
(208) 883-5339 phone • (208) 883-4309 fax
rimrock@rimrockconsulting.net



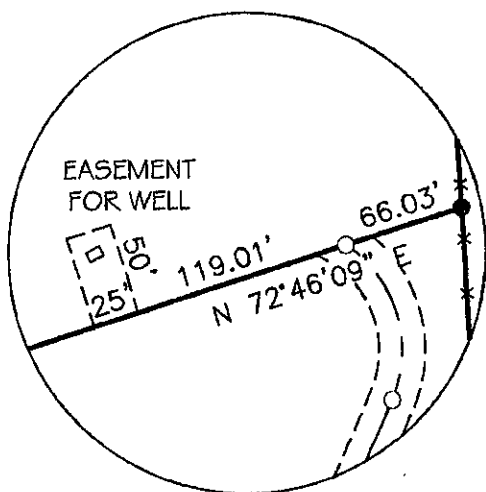
EXHIBIT B

EXHIBIT MAP

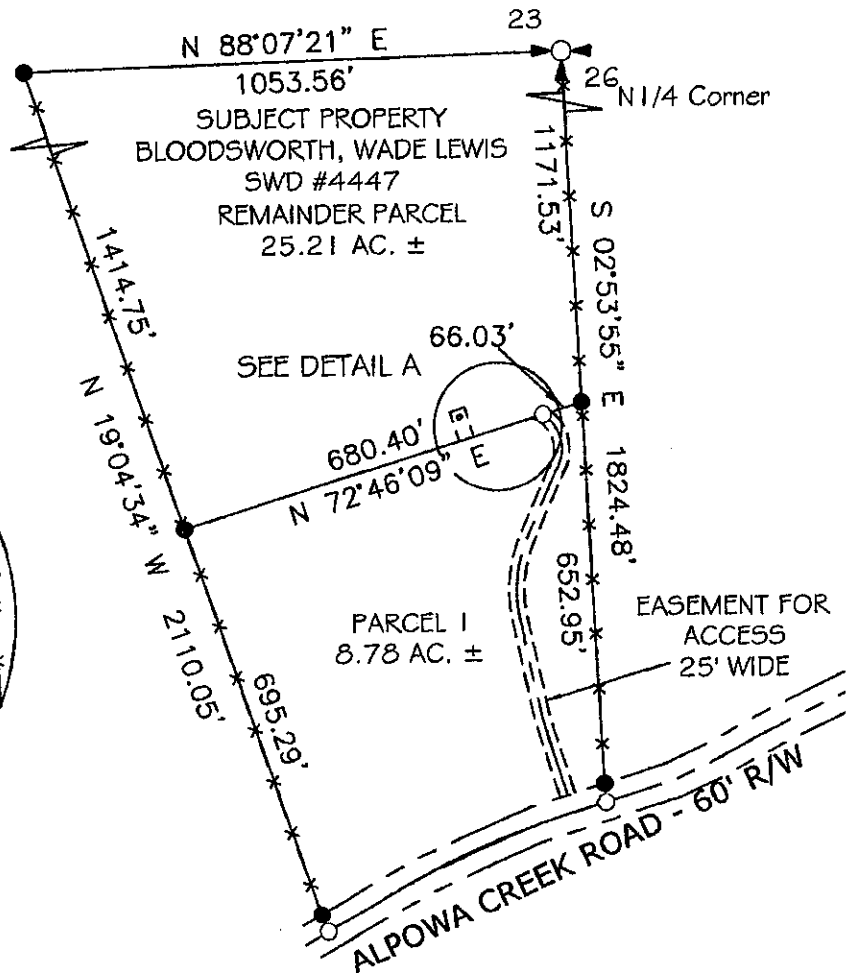
An Easement Located in the NW 1/4 of
Section 26, T11N, R43E, Willamette Meridian
Garfield County, Washington



ORIGINAL SCALE : 1" = 300 FEET
CADD FILE : Bloodsworth, Lew EXHIBIT.dwg



DETAIL A
Not to Scale



WELL EASEMENT

A part of the east half of the northwest quarter of Section 26, Township 11 North, Range 43 East, of the Willamette Meridian, Garfield County, Washington, described as:

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet to the northeast corner of Parcel 1; thence leaving said east line along the north line of Parcel 1, S 72°46'09" W, 185.04 feet to the POINT OF BEGINNING:

- Thence continuing along said north line, S 72°46'09" W, 25.00 feet;
- Thence N 17°13'51" W, 50.00 feet;
- Thence N 72°46'09" E, 25.00 feet;
- Thence S 17°13'51" E, 50.00 feet to the POINT OF BEGINNING.

Containing 1250 square feet, more or less.



RIM ROCK CONSULTING, INC.

- Lead Surveying ♦
- Site Planning ♦
- Mapping ♦

129 West 3rd Street #102 Moscow, Idaho 83843 208-883-5339 rimrock@rimrockconsulting.net

SHEET

1
OF
1



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 LEW BLOODSWORTH PARCEL 1

A parcel of land located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

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Thence continuing along said east line, S 02°53'55" E, 652.95 feet to a point on the centerline of the County Road (Alpowa Creek Road);

Thence along the centerline thereof the following 3 courses:

Thence S 72°44'46" W, 67.00 feet;

Thence through a tangent curve to the left having an arc length of 326.01 feet, a radius of 1419.66 feet, the long chord of which bears S 66°10'03" W, 325.29 feet;

Thence S 59°35'20" W, 109.12 feet;

Thence leaving said centerline, N 19°04'34" W, 695.29 feet;

Thence N 72°46'09" E, 680.40 feet to the POINT OF BEGINNING.

Containing 8.78 acres, more or less.

SUBJECT TO: an easement for ingress and egress located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

A strip of land lying 12.5 feet on both sides of the following described centerline.

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Thence through a non-tangent curve to the right having an arc length of 94.81 feet, a radius of 67.92 feet, the long chord of which bears S 16°07'53" E, 87.30 feet;

Thence S 23°51'33" W, 126.26 feet;

Thence through a tangent curve to the left having an arc length of 139.16 feet, a radius of 219.81 feet, the long chord of which bears S 05°43'21" W, 136.85 feet;

Thence S 12°24'51" E, 165.61 feet;

Thence S 17°17'02" E, 129.18 feet to a point on the northerly right of way line of

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EXHIBIT C



Rim Rock Consulting, Inc.

PROFESSIONAL LAND SURVEYORS
GIS & MAPPING SERVICES

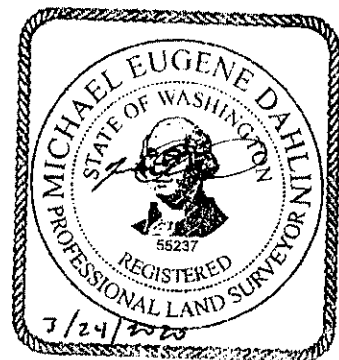
JOHN L. DUNN, PLS / ID, WA / CFEDS
DUANE E. PRIEST, PLS / ID
MICHAEL E. DAHLIN, PLS / ID, WA

the County Road (Alpowa Creek Road) and the termination of this easement.

The sidelines of this easement shall be lengthened or shortened to terminate on the south line of the above described parcel and the northerly right of way line of the County Road.

SUBJECT TO & TOGETHER WITH: an easement for shared use and maintenance of a water well, more particularly described and depicted on the attached Exhibit Map.

This description was prepared by Michael E. Dahlin on March 16, 2020.

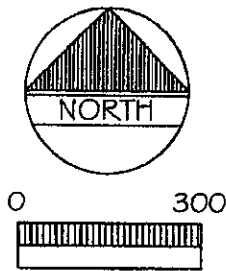
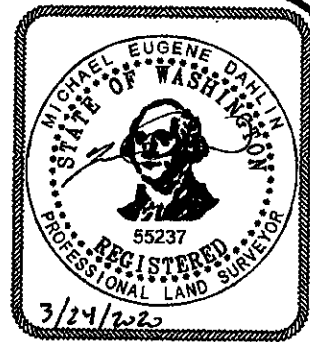


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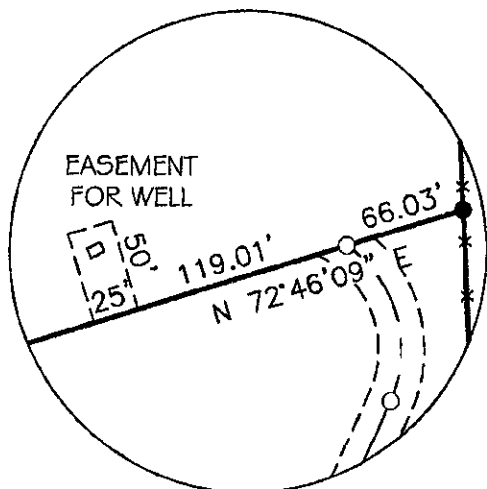


EXHIBIT MAP

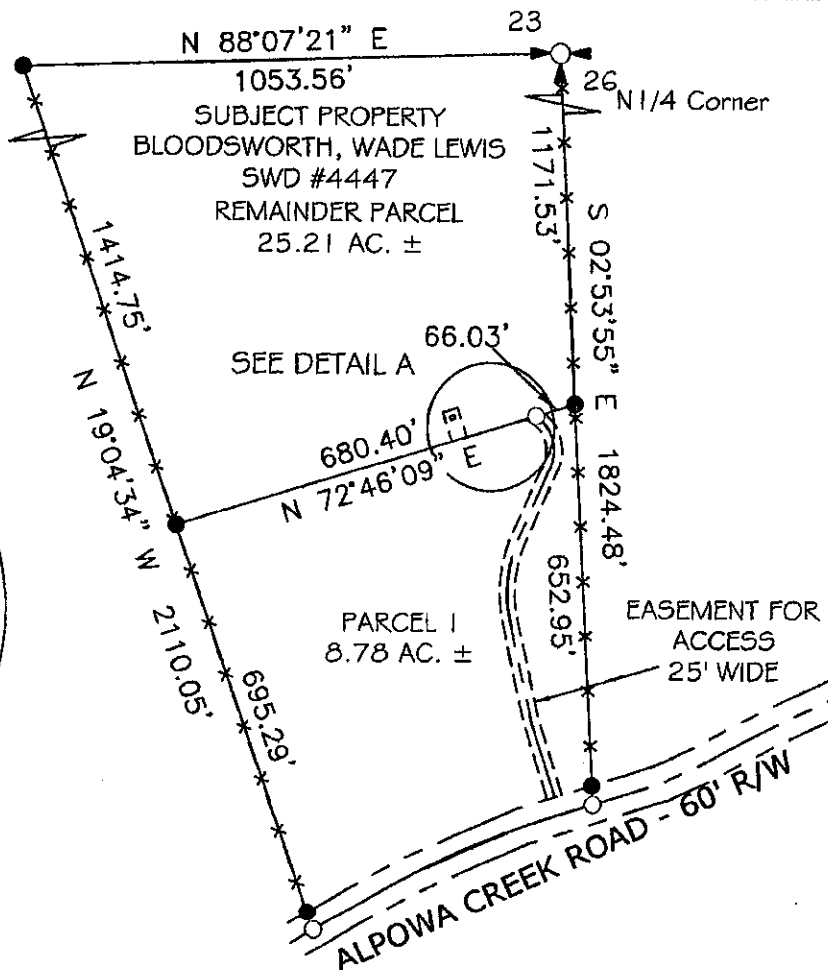
An Easement Located in the NW 1/4 of
Section 26, T11N, R43E, Willamette Meridian
Garfield County, Washington



ORIGINAL SCALE : 1" = 300 FEET
CADD FILE : Bloodsworth, Lew EXHIBIT.dwg



DETAIL A
Not to Scale



WELL EASEMENT

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SHEET

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This description was prepared by Michael E. Dahlin on March 16, 2020.



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REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

3488

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales of a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold. List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>Wade L. Bloodsworth, a married man</u>	2 BUYER GRANTEE	Name <u>A. Lewis Bloodsworth and Sharon E. Bloodsworth,</u>
	dealing in his sole and separate property		husband and wife
	Mailing Address <u>664 Alpowa Creek Road</u>		Mailing Address <u>601 3rd St #123</u>
	City/State/Zip <u>Clarkston, WA 99403</u>		City/State/Zip <u>Clarkston, WA 99403</u>
	Phone No. (including area code) <u>(208) 791-9723</u>		Phone No. (including area code) <u>(509) 552-2112</u>
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers - check box if personal property
Name _____			2-011-43-026-2000-0000 <input type="checkbox"/>
Mailing Address _____			<input type="checkbox"/>
City/State/Zip _____			<input type="checkbox"/>
Phone No. (including area code) _____			<input type="checkbox"/>
			List assessed value(s)
			102,594.00
			0.00
			0.00
			0.00

4 Street address of property: 664 Alpowa Creek Road, Clarkston, WA 99403

This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

Please see attached Exhibits A, B, and C.

5 Select Land Use Code(s):
83 - Agriculture classified under current use chapter 84.34 RCW
enter any additional codes: _____
(See back of last page for instructions) YES NO

Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ YES ☒ NO

Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ YES ☒ NO

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ YES ☒ NO

Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☒ YES ☐ NO

Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ 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 classi-
fication, 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
RCW 84.34.198). Prior to signing (3) below, you may contact your local county
assessor for more information.

This land ☒ does ☐ does not qualify for continuance.

[Signature]
DEPUTY ASSESSOR

12/14/20
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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

A. Lewis Bloodsworth
PRINT NAME

A. Lewis Bloodsworth Sharon E. Bloodsworth

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-61A-201(1) and 458-61A-109(2)(a)(iv)

Reason for exemption

Gift without consideration and no underlying debt. Also, splitting off parcels
by moving a property line to adjust property size and/or shape for owner
convenience.

Type of Document Quitclaim Deed

Date of Document 11/10/2020

Gross Selling Price \$	102,594.00
Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	102,594.00
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
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

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 Grantor's Agent Wade L. Bloodsworth

Name (print) Wade L. Bloodsworth

Date & city of signing 11/10/2020 Clarkston, WA

Signature of Grantee or Grantee's Agent A. Lewis Bloodsworth

Name (print) A. Lewis Bloodsworth

Date & city of signing 11/03/2020 Clarkston, WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).

REAL ESTATE EXCISE TAX
SUPPLEMENTAL STATEMENT

(WAC 458-61A-304)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM RETA-SF0001A for deeded transfers and FORM RETA-SF0001B for controlling interest transfers) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-3 below. Only the first page of this form needs original signatures.

AUDIT: Information you provide on this form is subject to audit by the Department of Revenue. **In the event of an audit, it is the taxpayers' responsibility to provide documentation to support the selling price or any exemption claimed.** This documentation must be maintained for a minimum of four years from date of sale. (RCW 82.45.100) Failure to provide supporting documentation when requested may result in the assessment of tax, penalties, and interest. Any filing that is determined to be fraudulent will carry a 50% evasion penalty in addition to any other accrued penalties or interest when the tax is assessed.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

The persons signing below do hereby declare under penalty of perjury that the following is true (check appropriate statement):

1. ☐ **DATE OF SALE:** (WAC 458-61A-306(1))

I, (print name) _____, certify that the _____
(type of instrument), dated _____, was delivered to me in escrow by _____
(seller's name). **NOTE:** Agent named here must sign below and indicate name of firm. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.
Reasons held in escrow _____

Signature

Firm Name

2. **GIFTS:** (WAC 458-61A-201) The gift of equity is non-taxable; however, any consideration received is not a gift and is taxable. The value exchanged or paid for equity plus the amount of debt equals the taxable amount. One of the boxes below must be checked. Both Grantor (seller) and Grantee (buyer) must sign below.

Grantor (seller) gifts equity valued at \$ 102,594.00 to grantee (buyer).

NOTE: Examples of different transfer types are provided on the back. This is to assist you with correctly completing this form and paying your tax.

"Consideration" means money or anything of value, either tangible (boats, motor homes, etc) or intangible, paid or delivered, or contracted to be paid or delivered, including performance of services, in return for the transfer of real property. The term includes the amount of any lien, mortgage, contract indebtedness, or other encumbrance, given to secure the purchase price, or any part thereof, or remaining unpaid on the property at the time of sale. **"Consideration"** includes the assumption of an underlying debt on the property by the buyer at the time of transfer.

A. Gifts with consideration

- ☐ Grantor (seller) has made and will continue to make all payments after this transfer on the total debt of \$ _____ and has received from the grantee (buyer) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.
- ☐ Grantee (buyer) will make payments on _____ % of total debt of \$ _____ for which grantor (seller) is liable and pay grantor (seller) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.

B. Gifts without consideration

- ☒ There is no debt on the property; Grantor (seller) has not received any consideration towards equity. No tax is due.
- ☐ Grantor (seller) has made and will continue to make 100% of the payments on the total debt of \$ _____ and has not received any consideration towards equity. No tax is due.
- ☐ Grantee (buyer) has made and will continue to make 100% of the payments on total debt of \$ _____ and has not paid grantor (seller) any consideration towards equity. No tax is due.
- ☐ Grantor (seller) and grantee (buyer) have made and will continue to make payments from joint account on total debt before and after the transfer. Grantee (buyer) has not paid grantor (seller) any consideration towards equity. No tax is due.

Has there been or will there be a refinance of the debt? ☐ YES ☒ NO (If yes, please call 360-704-5905 to see if this transfer is taxable). If grantor (seller) was on title as co-signor only, please see WAC 458-61A-215 for exemption requirements.

The undersigned acknowledge this transaction may be subject to audit and have read the above information regarding record-keeping requirements and evasion penalties.

Wade L. Bloodsworth
Grantor's Signature

Nov 10 / 20
Date

A. Lewis Bloodsworth
Grantee's Signature

11-3-20
Date

Wade L. Bloodsworth

Grantor's Name (print)

A. Lewis Bloodsworth

Grantee's Name (print)

3. ☐ **IRS "TAX DEFERRED" EXCHANGE** (WAC 458-61A-215)

I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 458-61A-215. **NOTE:** Exchange Facilitator must sign below.

Exchange Facilitator's Signature

Date

Exchange Facilitator's Name (print)

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PROPERTY DESCRIPTION FOR LEW BLOODSWORTH PARCEL 1

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Thence along the centerline thereof the following 3 courses:

Thence S 72°44'46" W, 67.00 feet;

Thence through a tangent curve to the left having an arc length of 326.01 feet, a radius of 1419.66 feet, the long chord of which bears S 66°10'03" W, 325.29 feet;

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Thence S 23°51'33" W, 126.26 feet;

Thence through a tangent curve to the left having an arc length of 139.16 feet, a radius of 219.81 feet, the long chord of which bears S 05°43'21" W, 136.85 feet;

Thence S 12°24'51" E, 165.61 feet;

Thence S 17°17'02" E, 129.18 feet to a point on the northerly right of way line of

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EXHIBIT

B



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PROFESSIONAL LAND SURVEYORS
GIS & MAPPING SERVICES

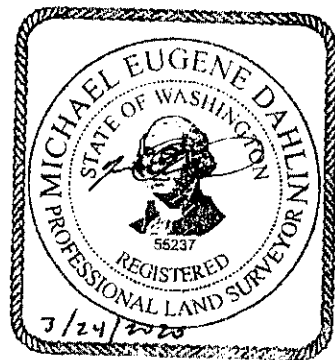
JOHN L. DUNN, PLS / ID, WA / CFEDS
DUANE E. PRIEST, PLS / ID
MICHAEL E. DAHLIN, PLS / ID, WA

the County Road (Alpowa Creek Road) and the termination of this easement.

The sidelines of this easement shall be lengthened or shortened to terminate on the south line of the above described parcel and the northerly right of way line of the County Road.

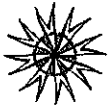
SUBJECT TO & TOGETHER WITH: an easement for shared use and maintenance of a water well, more particularly described and depicted on the attached Exhibit Map.

This description was prepared by Michael E. Dahlin on March 16, 2020.



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rimrock@rimrockconsulting.net





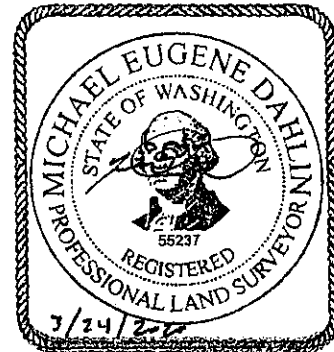
Rim Rock Consulting, Inc.

PROFESSIONAL LAND SURVEYORS
GIS & MAPPING SERVICES

JOHN L. DUNN, PLS / ID, WA / CFDS
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SUBJECT TO & TOGETHER WITH: an easement for shared use and maintenance of a water well, more particularly described and depicted on the attached Exhibit Map.

This description was prepared by Michael E. Dahlin on March 16, 2020.

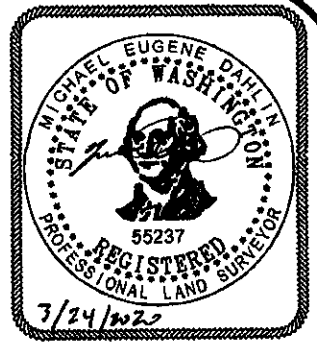


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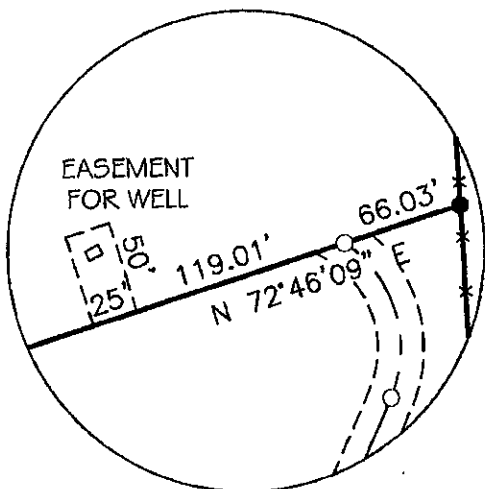


EXHIBIT MAP

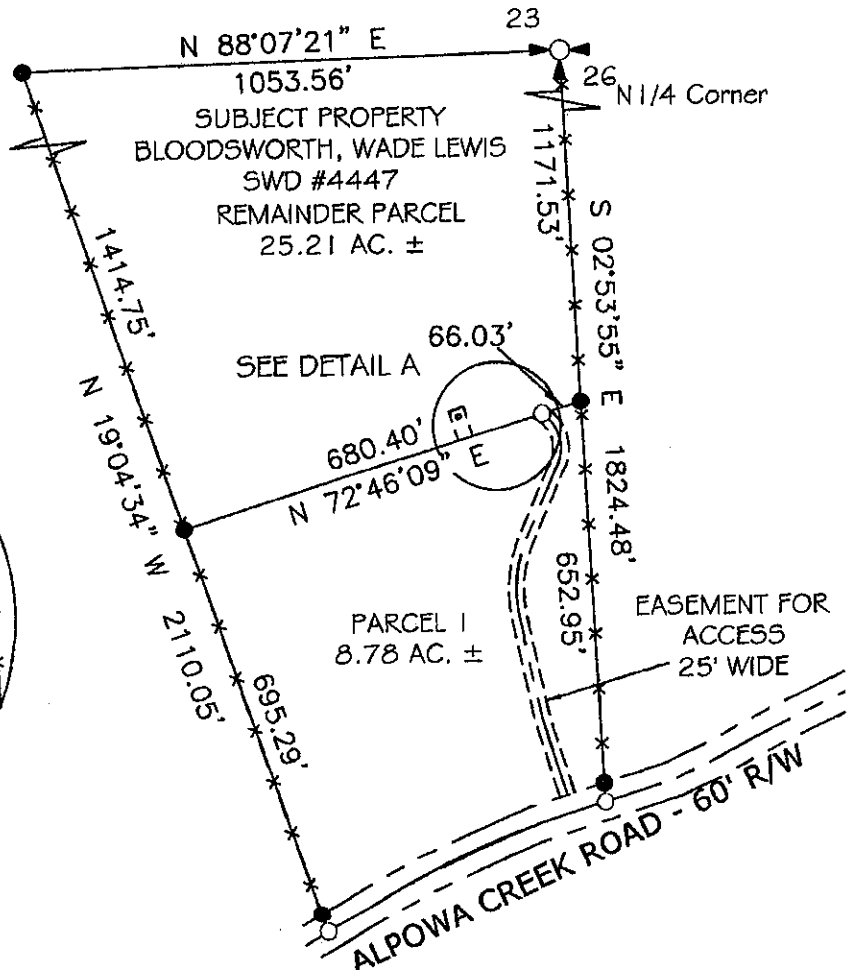
An Easement Located in the NW1/4 of
Section 26, T11N, R43E, Willamette Meridian
Garfield County, Washington



ORIGINAL SCALE : 1" = 300 FEET
CADD FILE : Bloodsworth, Lew EXHIBIT.dwg



DETAIL A
Not to Scale



WELL EASEMENT

A part of the east half of the northwest quarter of Section 26, Township 11 North, Range 43 East, of the Willamette Meridian, Garfield County, Washington, described as:

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet to the northeast corner of Parcel 1; thence leaving said east line along the north line of Parcel 1, S 72°46'09" W, 185.04 feet to the POINT OF BEGINNING:

Thence continuing along said north line, S 72°46'09" W, 25.00 feet;

Thence N 17°13'51" W, 50.00 feet;

Thence N 72°46'09" E, 25.00 feet;

Thence S 17°13'51" E, 50.00 feet to the POINT OF BEGINNING.

Containing 1250 square feet, more or less.



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Site Planning ♦
Mapping ♦

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SHEET

1
OF
1

REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

3489

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales of real estate occurring on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>Wade L. Bloodsworth, a married man</u>	2 BUYER GRANTEE	Name <u>A. Lewis Bloodsworth and Sharon E. Bloodsworth,</u>
	dealing in his sole and separate property		husband and wife
	Mailing Address <u>664 Alpowa Creek Road</u>		Mailing Address <u>601 3rd St #123</u>
	City/State/Zip <u>Clarkston, WA 99403</u>		City/State/Zip <u>Clarkston, WA 99403</u>
	Phone No. (including area code) <u>(208) 791-9723</u>		Phone No. (including area code) <u>(509) 552-2112</u>
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers - check box if personal property	
Name _____		Please see Exhibit C <input type="checkbox"/>	
Mailing Address _____		<input type="checkbox"/>	
City/State/Zip _____		<input type="checkbox"/>	
Phone No. (including area code) _____		<input type="checkbox"/>	
		List assessed value(s)	
		102,594.00	
		0.00	
		0.00	
		0.00	

4 Street address of property: 664 Alpowa Creek Road, Clarkston, WA 99403

This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

Please see attached Exhibits A and B.

5 Select Land Use Code(s):
03 - Agriculture classified under current use Chapter 84.34 RCW
enter any additional codes: _____
(See back of last page for instructions) YES NO

Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ YES ☒ NO

Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ YES ☒ NO

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ YES ☒ NO

Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☒ YES ☐ NO

Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ 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 classi-
fication, 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
RCW 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.

[Signature]
DEPUTY ASSESSOR

12/14/20
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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

A. Lewis Bloodsworth Sharon E. Bloodsworth
PRINT NAME

A. Lewis Bloodsworth Sharon E. Bloodsworth

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-61A-201(1)

Reason for exemption

Gift without consideration and no underlying debt.

Type of Document Deed of Easement

Date of Document 11/10/2020

Gross Selling Price \$	102,594.00
Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	102,594.00
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
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

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 Grantor's Agent Wade L. Bloodsworth
Name (print) Wade L. Bloodsworth
Date & city of signing 11/10/2020 Clarkston WA

Signature of Grantee or Grantee's Agent A. Lewis Bloodsworth
Name (print) A. Lewis Bloodsworth
Date & city of signing 11/03/2020 Clarkston WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).



REAL ESTATE EXCISE TAX SUPPLEMENTAL STATEMENT

(WAC 158-61A-300)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM REA 840001A for deeded transfers and FORM REA 840001B for controlling interest transfers) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-3 below. Only the first page of this form needs original signatures.

AUDIT: Information you provide on this form is subject to audit by the Department of Revenue. **In the event of an audit, it is the taxpayers' responsibility to provide documentation to support the selling price or any exemption claimed.** This documentation must be maintained for a minimum of four years from date of sale. (RCW 82.45.100) Failure to provide supporting documentation when requested may result in the assessment of tax, penalties, and interest. Any filing that is determined to be fraudulent will carry a 50% evasion penalty in addition to any other accrued penalties or interest when the tax is assessed.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.02.020(1)(c)).

The persons signing below do hereby declare under penalty of perjury that the following is true (check appropriate statement):

1. ☐ **DATE OF SALE:** (WAC 158-61A-306C(1))

I, (print name) _____, certify that the _____
(type of instrument), dated _____, was delivered to me in escrow by _____
(seller's name). **NOTE:** Agent named here must sign below and indicate name of firm. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.
Reasons held in escrow _____

Signature

Firm Name

2. **GIFTS:** (WAC 158-61A-301) The gift of equity is non-taxable; however, any consideration received is not a gift and is taxable. The value exchanged or paid for equity plus the amount of debt equals the taxable amount. One of the boxes below must be checked. Both Grantor (seller) and Grantee (buyer) must sign below.

Grantor (seller) gifts equity valued at \$ 102,594.00 to grantee (buyer).

NOTE: Examples of different transfer types are provided on the back. This is to assist you with correctly completing this form and paying your tax.

"Consideration" means money or anything of value, either tangible (boats, motor homes, etc) or intangible, paid or delivered, or contracted to be paid or delivered, including performance of services, in return for the transfer of real property. The term includes the amount of any lien, mortgage, contract indebtedness, or other encumbrance, given to secure the purchase price, or any part thereof, or remaining unpaid on the property at the time of sale. "Consideration" includes the assumption of an underlying debt on the property by the buyer at the time of transfer.

A. Gifts with consideration

1. ☐ Grantor (seller) has made and will continue to make all payments after this transfer on the total debt of \$ _____ and has received from the grantee (buyer) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.
2. ☐ Grantee (buyer) will make payments on _____ % of total debt of \$ _____ for which grantor (seller) is liable and pay grantor (seller) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.

B. Gifts without consideration

1. ☒ There is no debt on the property; Grantor (seller) has not received any consideration towards equity. No tax is due.
2. ☐ Grantor (seller) has made and will continue to make 100% of the payments on the total debt of \$ _____ and has not received any consideration towards equity. No tax is due.
3. ☐ Grantee (buyer) has made and will continue to make 100% of the payments on total debt of \$ _____ and has not paid grantor (seller) any consideration towards equity. No tax is due.
4. ☐ Grantor (seller) and grantee (buyer) have made and will continue to make payments from joint account on total debt before and after the transfer. Grantee (buyer) has not paid grantor (seller) any consideration towards equity. No tax is due.

Has there been or will there be a refinance of the debt? ☐ YES ☒ NO (If yes, please call 360-704-5905 to see if this transfer is taxable). If grantor (seller) was on title as co-signor only, please see WAC 158-61A-215 for exemption requirements.

The undersigned acknowledge this transaction may be subject to audit and have read the above information regarding record-keeping requirements and evasion penalties.

Wade Bloodsworth
Grantor's Signature

Nov 10/20
Date

A. Lewis Bloodsworth
Grantee's Signature

11-3-20
Date

Wade L. Bloodsworth

Grantor's Name (print)

A. Lewis Bloodsworth

Grantee's Name (print)

3. ☐ **IRS "TAX DEFERRED" EXCHANGE** (WAC 158-61A-215)

I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 158-61A-215. **NOTE:** Exchange Facilitator must sign below.

Exchange Facilitator's Signature

Date

Exchange Facilitator's Name (print)

For tax assistance, contact your local County Treasurer/Recorder or visit dor.wa.gov/rect. 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.



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 LEW BLOODSWORTH PARCEL 1

A parcel of land located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet to the POINT OF BEGINNING:

Thence continuing along said east line, S 02°53'55" E, 652.95 feet to a point on the centerline of the County Road (Alpowa Creek Road);

Thence along the centerline thereof the following 3 courses:

Thence S 72°44'46" W, 67.00 feet;

Thence through a tangent curve to the left having an arc length of 326.01 feet, a radius of 1419.66 feet, the long chord of which bears S 66°10'03" W, 325.29 feet;

Thence S 59°35'20" W, 109.12 feet;

Thence leaving said centerline, N 19°04'34" W, 695.29 feet;

Thence N 72°46'09" E, 680.40 feet to the POINT OF BEGINNING.

Containing 8.78 acres, more or less.

SUBJECT TO: an easement for ingress and egress located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

A strip of land lying 12.5 feet on both sides of the following described centerline.

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet; thence leaving said east line, S 72°46'09" W, 66.03 feet to the POINT OF BEGINNING:

Thence through a non-tangent curve to the right having an arc length of 94.81 feet, a radius of 67.92 feet, the long chord of which bears S 16°07'53" E, 87.30 feet;

Thence S 23°51'33" W, 126.26 feet;

Thence through a tangent curve to the left having an arc length of 139.16 feet, a radius of 219.81 feet, the long chord of which bears S 05°43'21" W, 136.85 feet;

Thence S 12°24'51" E, 165.61 feet;

Thence S 17°17'02" E, 129.18 feet to a point on the northerly right of way line of

129 West 3rd Street, #102 • Moscow, ID 83843
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rimrock@rimrockconsulting.net



EXHIBIT

A



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PROFESSIONAL LAND SURVEYORS
GIS & MAPPING SERVICES

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

SUBJECT TO & TOGETHER WITH: an easement for shared use and maintenance of a water well, more particularly described and depicted on the attached Exhibit Map.

This description was prepared by Michael E. Dahlin on March 16, 2020.

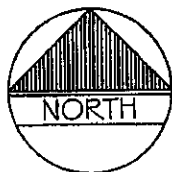
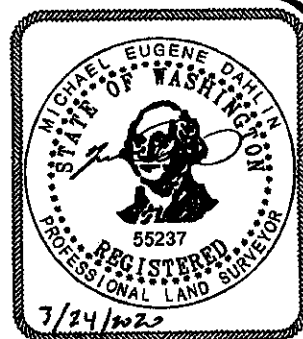


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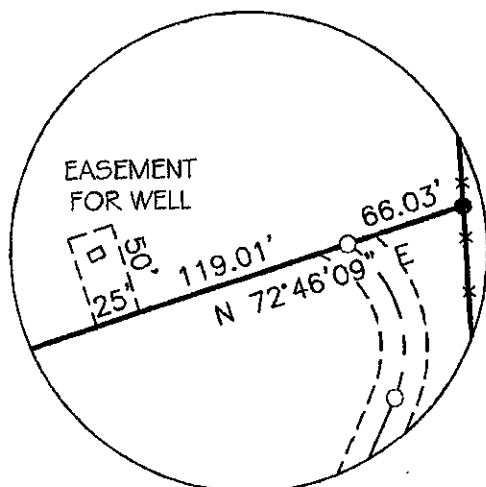


EXHIBIT MAP

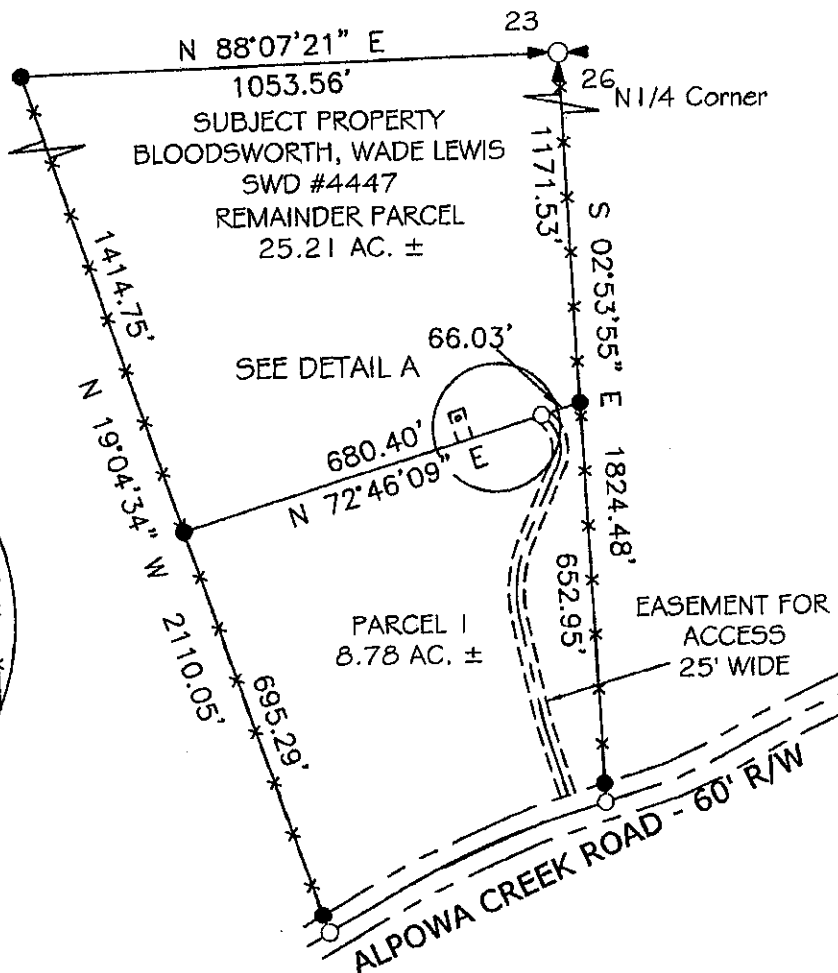
An Easement Located in the NW1/4 of
Section 26, T11N, R43E, Willamette Meridian
Garfield County, Washington



ORIGINAL SCALE : 1" = 300 FEET
CADD FILE : Bloodsworth, Lew EXHIBIT.dwg



DETAIL A
Not to Scale



WELL EASEMENT

A part of the east half of the northwest quarter of Section 26, Township 11 North, Range 43 East, of the Willamette Meridian, Garfield County, Washington, described as:

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet to the northeast corner of Parcel 1; thence leaving said east line along the north line of Parcel 1, S 72°46'09" W, 185.04 feet to the POINT OF BEGINNING:

Thence continuing along said north line, S 72°46'09" W, 25.00 feet;

Thence N 17°13'51" W, 50.00 feet;

Thence N 72°46'09" E, 25.00 feet;

Thence S 17°13'51" E, 50.00 feet to the POINT OF BEGINNING.

Containing 1250 square feet, more or less.



RIM ROCK CONSULTING, INC.

Land Surveying
Site Planning
Mapping

SHEET

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OF
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DUANE E. PRIEST, PLS / ID
MICHAEL E. DAHLIN, PLS / ID, WA

PROPERTY DESCRIPTION FOR LEW BLOODSWORTH REMAINDER PARCEL

A parcel of land located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

BEGINNING at the northeast corner of the northwest quarter of said Section 26;
Thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet;
Thence leaving said east line, S 72°46'09" W, 680.40 feet;
Thence N 19°04'34" W, 1414.75 feet to a point on the north line of said northwest quarter;
Thence along said north line, N 88°07'21" E, 1053.56 feet;

Containing 25.12 acres, more or less.

TOGETHER WITH: an easement for ingress and egress located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

A strip of land lying 12.5 feet on both sides of the following described centerline.
COMMENCING at the northeast corner of the northwest quarter of said Section 26;
thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet;
thence leaving said east line, S 72°46'09" W, 66.03 feet to the **POINT OF BEGINNING**:
Thence through a non-tangent curve to the right having an arc length of 94.81 feet, a radius of 67.92 feet, the long chord of which bears S 16°07'53" E, 87.30 feet;
Thence S 23°51'33" W, 126.26 feet;
Thence through a tangent curve to the left having an arc length of 139.16 feet, a radius of 219.81 feet, the long chord of which bears S 05°43'21" W, 136.85 feet;
Thence S 12°24'51" E, 165.61 feet;
Thence S 17°17'02" E, 129.18 feet to a point on the northerly right of way line of the County Road (Alpowa Creek Road) and the termination of this easement.

The sidelines of this easement shall be lengthened or shortened to terminate on the south line of the above described parcel and the northerly right of way line of the County Road.

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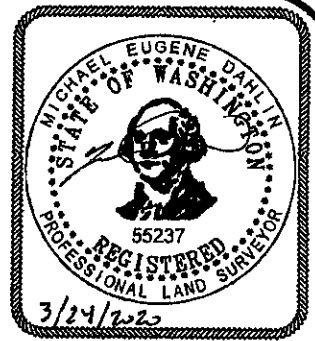


EXHIBIT

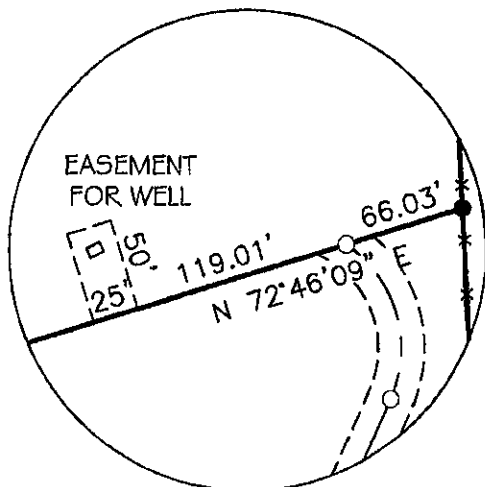
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EXHIBIT MAP

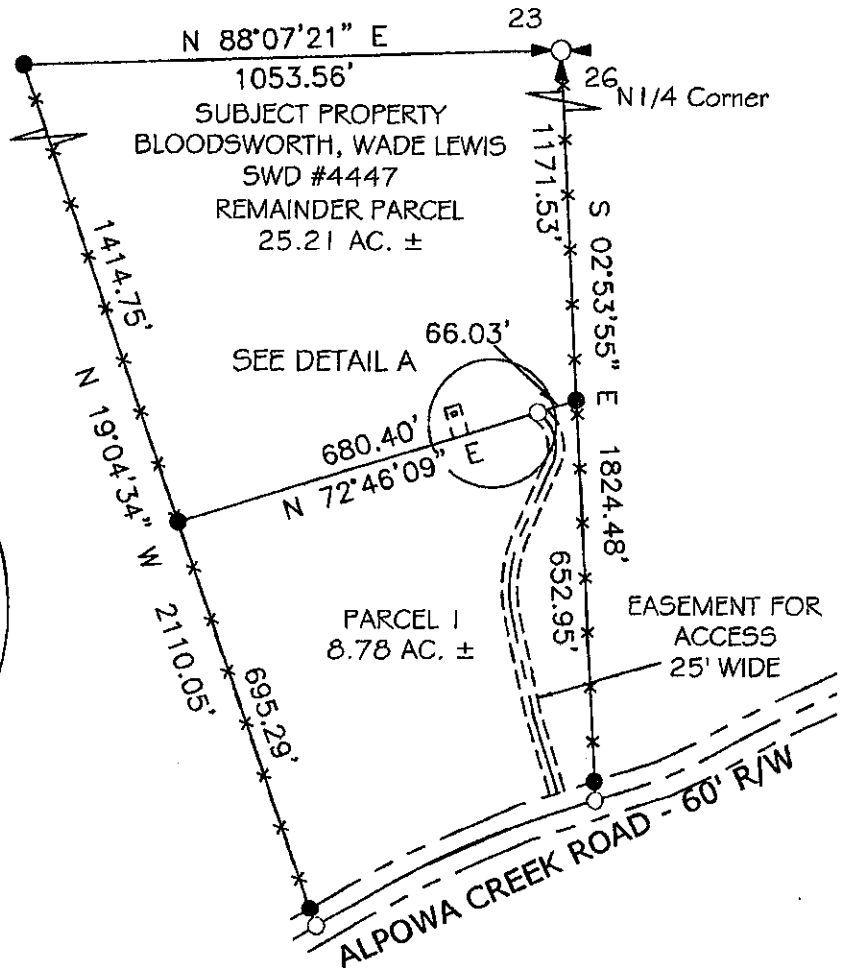
An Easement Located in the NW 1/4 of
Section 26, T11N, R43E, Willamette Meridian
Garfield County, Washington



ORIGINAL SCALE : 1" = 300 FEET
CADD FILE : Bloodsworth, Lew EXHIBIT.dwg



DETAIL A
Not to Scale



WELL EASEMENT

A part of the east half of the northwest quarter of Section 26, Township 11 North, Range 43 East, of the Willamette Meridian, Garfield County, Washington, described as:

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet to the northeast corner of Parcel 1; thence leaving said east line along the north line of Parcel 1, S 72°46'09" W, 185.04 feet to the POINT OF BEGINNING:

- Thence continuing along said north line, S 72°46'09" W, 25.00 feet;
- Thence N 17°13'51" W, 50.00 feet;
- Thence N 72°46'09" E, 25.00 feet;
- Thence S 17°13'51" E, 50.00 feet to the POINT OF BEGINNING.

Containing 1250 square feet, more or less.



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Land Surveying ♦
Site Planning ♦
Mapping ♦

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SHEET

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OF
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PROPERTY DESCRIPTION FOR LEW BLOODSWORTH REMAINDER PARCEL

A parcel of land located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

BEGINNING at the northeast corner of the northwest quarter of said Section 26;
Thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet;
Thence leaving said east line, S 72°46'09" W, 680.40 feet;
Thence N 19°04'34" W, 1414.75 feet to a point on the north line of said northwest quarter;
Thence along said north line, N 88°07'21" E, 1053.56 feet;

Containing 25.12 acres, more or less.

TOGETHER WITH: an easement for ingress and egress located in the west half of the northwest quarter of Section 26, Township 11 North, Range 43 East of the Willamette Meridian, Garfield County, Washington, described as follows:

A strip of land lying 12.5 feet on both sides of the following described centerline.

COMMENCING at the northeast corner of the northwest quarter of said Section 26;
thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet;
thence leaving said east line, S 72°46'09" W, 66.03 feet to the **POINT OF BEGINNING:**

Thence through a non-tangent curve to the right having an arc length of 94.81 feet, a radius of 67.92 feet, the long chord of which bears S 16°07'53" E, 87.30 feet;

Thence S 23°51'33" W, 126.26 feet;

Thence through a tangent curve to the left having an arc length of 139.16 feet, a radius of 219.81 feet, the long chord of which bears S 05°43'21" W, 136.85 feet;

Thence S 12°24'51" E, 165.61 feet;

Thence S 17°17'02" E, 129.18 feet to a point on the northerly right of way line of the County Road (Alpowa Creek Road) and the termination of this easement.

The sidelines of this easement shall be lengthened or shortened to terminate on the south line of the above described parcel and the northerly right of way line of the County Road.

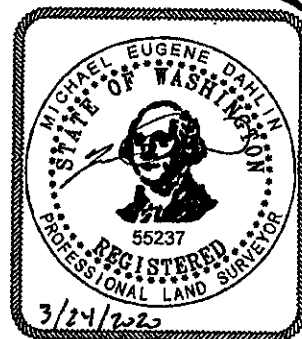
129 West 3rd Street, #102 • Moscow, ID 83843
(208) 883-5339 phone • (208) 883-4309 fax
rimrock@rimrockconsulting.net



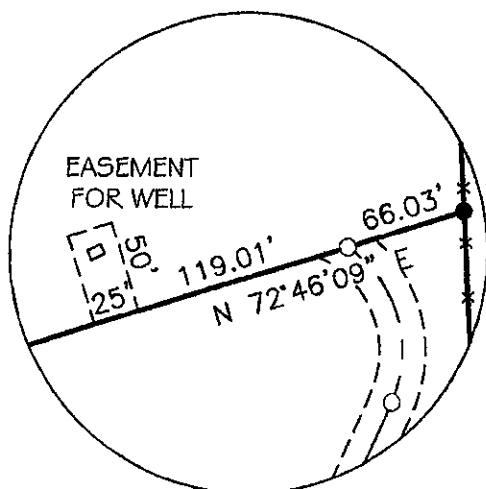
EXHIBIT C

EXHIBIT MAP

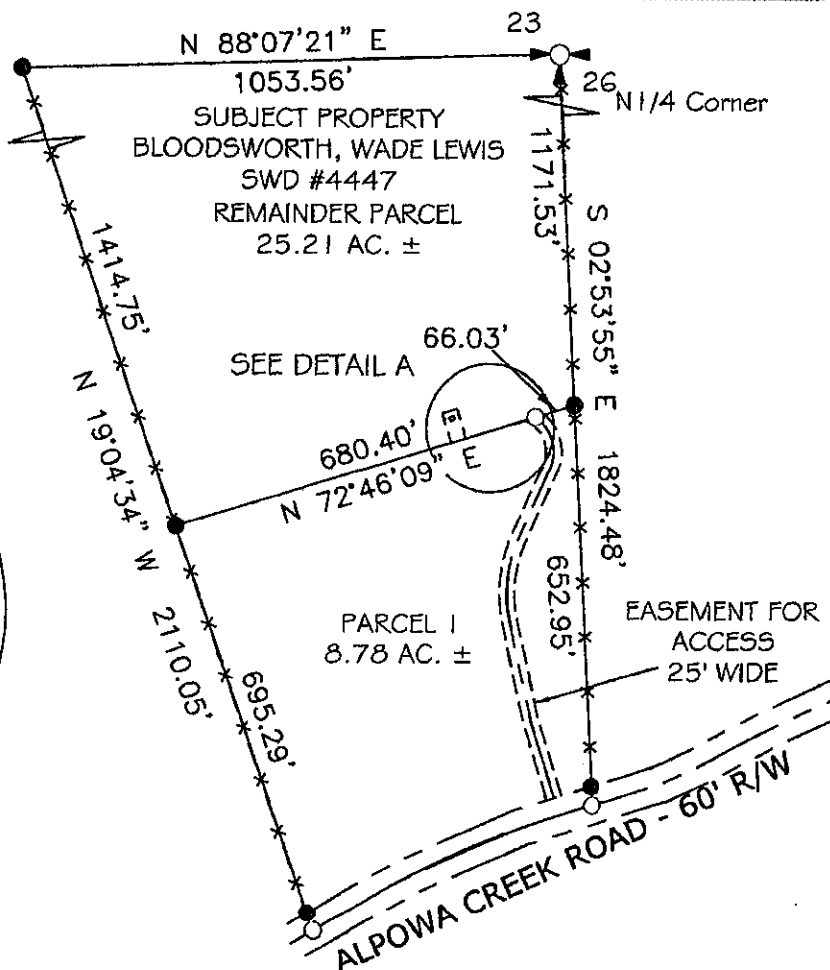
An Easement Located in the NW1/4 of
Section 26, T11N, R43E, Willamette Meridian
Garfield County, Washington



ORIGINAL SCALE : 1" = 300 FEET
CADD FILE : Bloodsworth, Lew EXHIBIT.dwg



DETAIL A
Not to Scale



WELL EASEMENT

A part of the east half of the northwest quarter of Section 26, Township 11 North, Range 43 East, of the Willamette Meridian, Garfield County, Washington, described as:

COMMENCING at the northeast corner of the northwest quarter of said Section 26; thence along the east line of said northwest quarter, S 02°53'55" E, 1171.53 feet to the northeast corner of Parcel 1; thence leaving said east line along the north line of Parcel 1, S 72°46'09" W, 185.04 feet to the POINT OF BEGINNING:

Thence continuing along said north line, S 72°46'09" W, 25.00 feet;

Thence N 17°13'51" W, 50.00 feet;

Thence N 72°46'09" E, 25.00 feet;

Thence S 17°13'51" E, 50.00 feet to the POINT OF BEGINNING.

Containing 1250 square feet, more or less.



RIM ROCK CONSULTING, INC.

Land Surveying •
Site Planning •
Mapping •

129 West 3rd Street #102 Moscow, Idaho 83843 208-883-8339 rimrock@rimrockconsulting.net

SHEET

1
OF
1



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

the County Road (Alpowa Creek Road) and the termination of this easement.

The sidelines of this easement shall be lengthened or shortened to terminate on the south line of the above described parcel and the northerly right of way line of the County Road.

SUBJECT TO & TOGETHER WITH: an easement for shared use and maintenance of a water well, more particularly described and depicted on the attached Exhibit Map.

This description was prepared by Michael E. Dahlin on March 16, 2020.



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



EXHIBIT C

Tax Parcel Numbers

Parcel No.	Tax-Assessed Value
2-011-43-026-2000-0000	
2-011- 43 -026-2020	
Total:	\$102,594.00

REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

3490

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED
Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold. List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>Jaymie Priebe</u>	2 BUYER GRANTEE	Name <u>Jerod Priebe</u>
	Mailing Address <u>6753 Lunde Rd</u>		Mailing Address <u>6753 Lunde Rd</u>
	City/State/Zip <u>Everson, WA 98247</u>		City/State/Zip <u>Everson, WA 98247</u>
	Phone No. (including area code) <u>(360) 441-3991</u>		Phone No. (including area code) <u>(360) 441-3991</u>
3	Send all property tax correspondence to: <input type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers - check box if personal property	
Name _____		2-010-42-027-4020 <input type="checkbox"/>	191,350
Mailing Address _____		<input type="checkbox"/>	
City/State/Zip _____		<input type="checkbox"/>	
Phone No. (including area code) _____		<input type="checkbox"/>	

4 Street address of property: 1109 Mountain Rd
This property is located in Garfield
☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)
See Attached

5 Select Land Use Code(s):
11 - Household, single family units 19
enter any additional codes: _____
(See back of last page for instructions) YES NO
Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ YES ☒ NO
Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ YES ☒ NO

6 YES NO
Is this property designated as forest land per chapter 84.33 RCW? ☐ YES ☒ NO
Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☐ YES ☒ NO
Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ 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 classi-
fication, 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
RCW 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

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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-61A-203(1)

Reason for exemption _____

Transfer of community property, dissolution of marriage

Type of Document Quitclaim Deed
Date of Document 12/8/20

Gross Selling Price \$	0.00
*Personal Property (deduct) \$	
Exemption Claimed (deduct) \$	
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
<u>0.0025</u> 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

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 Grantor's Agent Jaymie Priebe
Name (print) Jaymie Priebe
Date & city of signing December 8, 2020, Everson, WA

Signature of
Grantee or Grantee's Agent Jerod Priebe
Name (print) Jerod Priebe
Date & city of signing December 8, 2020, Everson, WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a
fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00) or by both imprisonment and fine (RCW 9A.20.020(1C)).

In township 10 North, Range 42 E.W.M. The South half of the Northwest quarter of the Southeast quarter of Section 27.

SUBJECT TO AND TOGETHER WITH a non-exclusive easement over and across existing roads on this and adjoining properties for ingress, egress, and utility purposes as described in document recorded as Garfield County Auditor's No. 87235.

REAL ESTATE EXCISE TAX AFFIDAVIT

PLEASE TYPE OR PRINT

CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

(See back of last page for instructions)

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1	Name: KENNETH R. STOREY	2	Name: KENNETH R. STOREY
SELLER GRANTOR	Mailing Address: PO BOX 932	BUYER GRANTEE	Mailing Address: PO BOX 932
	City/State/Zip: POMEROY WA 99347		City/State/Zip: POMEROY WA 99347
	Phone No. (including area code): (509) 843-7140		Phone No. (including area code): (509) 843-7140
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers check box if personal property	
Name: _____		1-063-030-057-0000 <input checked="" type="checkbox"/>	
Mailing Address: _____		<input type="checkbox"/>	
City/State/Zip: _____		<input type="checkbox"/>	
Phone No. (including area code): _____		<input type="checkbox"/>	

4 Street address of property: **324 CENTER STREET**

This property is located in **Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

LOTS 4 AND 5 IN BLOCK 3 OF HIGHLAND ADDITION TO THE CITY OF POMEROY, EXCEPT THE SOUTH 8 FEET OF LOT 4.

5	Select Land Use Code(s): 11 - Household, single family units <input checked="" type="checkbox"/> 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 chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) WAC 458-61A-201B1 Reason for exemption Gift	
6	Is this property designated as forest land per chapter 84.33 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO Is this property receiving special valuation as historical property per chapter 84.26 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> 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 RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information. This land <input type="checkbox"/> does <input type="checkbox"/> does not qualify for continuance. DEPUTY ASSESSOR _____ 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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale. (3) OWNER(S) SIGNATURE _____ PRINT NAME _____	Type of Document Quit Claim Deed Date of Document 12/09/2020 Gross Selling Price \$ _____ *Personal Property (deduct) \$ _____ Exemption Claimed (deduct) \$ _____ Taxable Selling Price \$ _____ 0.00 Excise Tax : State \$ _____ 0.00 0.0025 Local \$ _____ 0.00 *Delinquent Interest: State \$ _____ Local \$ _____ *Delinquent Penalty \$ _____ Subtotal \$ _____ 0.00 *State Technology Fee \$ _____ 5.00 *Affidavit Processing Fee \$ _____ 5.00 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 Grantor's Agent	Signature of Grantee or Grantee's Agent
Name (print) KENNETH R. STOREY	Name (print) MERICRIS M. STOREY
Date & city of signing: 12/14/2020	Date & city of signing: 12/14/2020

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or both, or by imprisonment and fine (RCW 9A.20.020 (1C)).

REAL ESTATE EXCISE TAX
SUPPLEMENTAL STATEMENT
(WAC 458-61A-304)

This form must be submitted with the Real Estate Excise Tax Affidavit (FORM REV 84 0001A) for claims of tax exemption as provided below. Completion of this form is required for the types of real property transfers listed in numbers 1-3 below. Only the first page of this form needs original signatures.

AUDIT: Information you provide on this form is subject to audit by the Department of Revenue. **In the event of an audit, it is the taxpayers' responsibility to provide documentation to support the selling price or any exemption claimed.** This documentation must be maintained for a minimum of four years from date of sale. (RCW 82.45.100) Failure to provide supporting documentation when requested may result in the assessment of tax, penalties, and interest. Any filing that is determined to be fraudulent will carry a 50% evasion penalty in addition to any other accrued penalties or interest when the tax is assessed.

PERJURY: Perjury is a class C felony which is punishable by imprisonment in a state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

The persons signing below do hereby declare under penalty of perjury that the following is true (check appropriate statement):

1. ☐ **DATE OF SALE:** (WAC 458-61A-306(2))

I, (print name) _____, certify that the _____
(type of instrument), dated _____, was delivered to me in escrow by _____
(seller's name). **NOTE:** Agent named here must sign below and indicate name of firm. The payment of the tax is considered current if it is not more than 90 days beyond the date shown on the instrument. If it is past 90 days, interest and penalties apply to the date of the instrument.
Reasons held in escrow: _____

Signature

Firm Name

2. **GIFTS:** (WAC 458-61A-201) The gift of equity is non-taxable; however, any consideration received is not a gift and is taxable. The value exchanged or paid for equity plus the amount of debt equals the taxable amount. One of the boxes below must be checked. Both Grantor (seller) and Grantee (buyer) must sign below.

Grantor (seller) gifts equity valued at \$ _____ to grantee (buyer).

NOTE: Examples of different transfer types are provided on the back. This is to assist you with correctly completing this form and paying your tax.

"Consideration" means money or anything of value, either tangible (boats, motor homes, etc) or intangible, paid or delivered, or contracted to be paid or delivered, including performance of services, in return for the transfer of real property. The term includes the amount of any lien, mortgage, contract indebtedness, or other encumbrance, given to secure the purchase price, or any part thereof, or remaining unpaid on the property at the time of sale. **"Consideration"** includes the assumption of an underlying debt on the property by the buyer at the time of transfer.

A: Gifts with consideration

- ☐ Grantor (seller) has made and will continue to make all payments after this transfer on the total debt of \$ _____ and has received from the grantee (buyer) \$ _____
(include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.
- ☐ Grantee (buyer) will make payments on _____ % of total debt of \$ _____ for which grantor (seller) is liable and pay grantor (seller) \$ _____ (include in this figure the value of any items received in exchange for property). Any consideration received by grantor is taxable.

B: Gifts without consideration

- ☒ There is no debt on the property; Grantor (seller) has not received any consideration towards equity. No tax is due.
- ☐ Grantor (seller) has made and will continue to make 100% of the payments on total debt of \$ _____ and has not received any consideration towards equity. No tax is due.
- ☐ Grantee (buyer) has made and will continue to make 100% of the payments on total debt of \$ _____ and has not paid grantor (seller) any consideration towards equity. No tax is due.
- ☐ Grantor (seller) and grantee (buyer) have made and will continue to make payments from joint account on total debt before and after the transfer. Grantee (buyer) has not paid grantor (seller) any consideration towards equity. No tax is due.

Has there been or will there be a refinance of the debt? ☐ YES ☐ NO

If grantor (seller) was on title as co-signor only, please see WAC 458-61A-215 for exemption requirements.

The undersigned acknowledges this transaction may be subject to audit and have read the above information regarding record-keeping requirements and evasion penalties.

Grantor's Signature

Grantee's Signature

3. ☐ **IRS "TAX DEFERRED" EXCHANGE** (WAC 458-61A-213)

I, (print name) _____, certify that I am acting as an Exchange Facilitator in transferring real property to _____ pursuant to IRC Section 1031, and in accordance with WAC 458-61A-213.
NOTE: Exchange Facilitator must sign below.

Exchange Facilitator's Signature

For tax assistance, contact your local County Treasurer/Recorder or visit <http://dor.wa.gov> or call (360) 570-3265. To inquire about the availability of this document in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users please call 1-800-451-7985.

REAL ESTATE EXCISE TAX AFFIDAVIT
CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

This form is your receipt
when stamped by cashier.

3492

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED
Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.


1 SELLER GRANTOR	Name <u>Judy Landkammer & Wayne Landkammer,</u>	2 BUYER GRANTEE	Name <u>Judy Landkammer, sole & sep. prop.; Wayne</u>
	<u>Co-P.R.'s of Est. of Philip Landkammer, undivided</u>		<u>Landkammer, sole & sep. prop.; Mary Cass, sole & sep., u</u>
	Mailing Address <u>1324 Setlow Court</u>		Mailing Address <u>1324 Setlow Court</u>
	City/State/Zip <u>Clarkston, WA 99403</u>		City/State/Zip <u>Clarkston, WA 99403</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers - check box if personal property
Name _____			2-011-43-026-2050-0000 <input type="checkbox"/>
Mailing Address _____			<input type="checkbox"/>
City/State/Zip _____			<input type="checkbox"/>
Phone No. (including area code) _____			<input type="checkbox"/>
			List assessed value(s)
			41,623.00
			0.00
			0.00
			0.00

4 Street address of property: Tax 1, lying s. of Alpowa Road
This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)
--See attached Exhibit "A"--

5 Select Land Use Code(s):
83
☒ Agriculture (not classified under current use law)
enter any additional codes: _____
(See back of last page for instructions) YES NO
Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ ☒
Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ ☒

6 YES NO
Is this property designated as forest land per chapter 84.33 RCW? ☐ ☒
Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☒ ☒
Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ ☒

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 classi-
fication, 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
RCW 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.
 12/17/20
DEPUTY ASSESSOR 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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

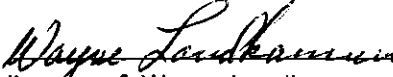
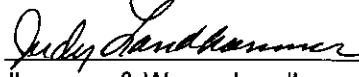
If claiming an exemption, list WAC number and reason for exemption:
WAC No. (Section/Subsection) 458-61A-202(6)(f)
Reason for exemption
Inheritance

Type of Document Personal Representative Deed
Date of Document 12/3/20

Gross Selling Price \$	8,252.60
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	8,252.60
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
<u>0.0025</u> 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

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 Grantor's Agent <u></u>	Signature of Grantee or Grantee's Agent <u></u>
Name (print) <u>Judy Landkammer & Wayne Landkammer</u>	Name (print) <u>Judy Landkammer & Wayne Landkammer</u>
Date & city of signing <u>Pomeroy, WA</u>	Date & city of signing <u>Pomeroy, WA</u>

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000), or by both imprisonment and fine (RCW 9A.20.020(1C)).

EXHIBIT "A"

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

That part of the Northwest quarter of Section 26, lying SOUTH of the Alpowa Creek Road in Township 11 North, Range 43, E.W.M.

Being a fraction of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, lying South of Alpowa Creek Road.

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

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Only for sales in a single location code on or after January 1, 2020.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR		2 BUYER GRANTEE	
Name	Jodi L. Chalfant	Name	Robert B. Chalfant
Mailing Address	260 15th St.	Mailing Address	260 15th St.
City/State/Zip	Pomeroy, WA 99347	City/State/Zip	Pomeroy, WA 99347
Phone No. (including area code)	(509) 843-1836	Phone No. (including area code)	(509) 843-1836
3 Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers - check box if personal property	
Name		List assessed value(s)	
Mailing Address		32,400.00	
City/State/Zip		0.00	
Phone No. (including area code)		0.00	
		0.00	

4 Street address of property: 864 Main St.

This property is located in Pomeroy

☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

The West 23 feet of Lot 4 in Block 7, of the Original Town of the City of Pomeroy.

5 Select Land Use Code(s):

Select Land Use Codes 53

enter any additional codes:

(See back of last page for instructions)

Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? ☐ YES ☒ NO

Is this property predominantly used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 ☐ YES ☒ NO

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ YES ☒ NO

Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? ☐ YES ☒ NO

Is this property receiving special valuation as historical property per chapter 84.26 RCW? ☐ 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 RCW 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 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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-61A-202(4)

Reason for exemption

Community property

Type of Document Affidavit in Support of Community Property Agree.

Date of Document 12/17/2020

Gross Selling Price \$	32,400.00
*Personal Property (deduct) \$	32,400.00
Exemption Claimed (deduct) \$	
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
0.0025 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

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 Grantor's Agent KSC

Name (print) Robert B. Chalfant

Date & city of signing 12/17/20 Pomeroy

Signature of Grantee or Grantee's Agent R.B.C

Name (print) Robert B. Chalfant

Date & city of signing 12/17/2020 Pomeroy

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000) or by both imprisonment and fine (RCW 9A.20.020(1C)).

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales in a single location code on or after January 1, 2020.

This form is your receipt
when stamped by cashier.

3494

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name <u>Robert B. & Catherine A. Chalfant, h. & w.,</u> <u>& Robert B. Chalfant, individually</u>	2 BUYER GRANTEE	Name <u>Chalfant Rentals, LLC</u>	
	Mailing Address <u>260 15th St.</u>		Mailing Address <u>260 15th St.</u>	
	City/State/Zip <u>Pomeroy, WA 99347</u>		City/State/Zip <u>Pomeroy, WA 99347</u>	
	Phone No. (including area code) <u>(509) 843-1836</u>		Phone No. (including area code) <u>(509) 843-1836</u>	
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers - check box if personal property		List assessed value(s)
	Name _____	1-052-13-007-2260 <input type="checkbox"/>		81,575.00
	Mailing Address _____	1-050-17-002-3020 <input type="checkbox"/>		103,075.00
	City/State/Zip _____	1-053-02-002-1010 <input type="checkbox"/>		42,775.00
	Phone No. (including area code) _____	<input type="checkbox"/>		0.00

4 Street address of property: 260 15th St.
This property is located in Pomeroy
☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)
See attached Exhibit "A"

5 Select Land Use Code(s):
Select Land Use Codes 11
enter any additional codes: _____
(See back of last page for instructions) YES NO
Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ ☒
Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☐ ☒

6 YES NO
Is this property designated as forest land per chapter 84.33 RCW? ☐ ☒
Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☐ ☒
Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ ☒

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 classi-
fication, 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
RCW 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

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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) 458-61A-211

Reason for exemption

Mere change in identity

Type of Document Statutory Warranty Deed

Date of Document 12/17/2020

Gross Selling Price \$	227,425.00
*Personal Property (deduct) \$	227,425.00
Exemption Claimed (deduct) \$	
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
0.0025 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

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 Grantor's Agent

Name (print) Robert B. & Catherine A. Chalfant

Date & city of signing 12/17/2020 - Pomeroy, WA

Signature of
Grantee or Grantee's Agent

Name (print) Chalfant Rentals, LLC

Date & city of signing 12/17/2020 - Pomeroy, WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a
fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).

EXHIBIT "A"

Parcel No. 1:

The North 10 feet of Lot 6 and all of Lot 7 in Block 13 of Pomeroy's Addition to the City of Pomeroy.

Parcel No. 2:

The East 45 feet of Lot 2 and the West 30 feet of Lot 3 in Block 17 of the Original Town, now city of Pomeroy.

Parcel No. 3:

Lot 2 in Block 2 of Mulkey's Addition to the City of Pomeroy.

Subject to easements, restrictions, covenants and reservations of public record or in apparent use.

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales in a single location code on or after January 1, 2020.

This form is your receipt
when stamped by cashier.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1	SELLER GRANTOR	Name	2	BUYER GRANTEE	Name
		Robert B. & Catherine A. Chalfant, h. & w.			Chalfant Ventures, Inc.
		Robert B. Chalfant, individually			
		Mailing Address 62 7th St.			Mailing Address 62 7th St.
		City/State/Zip Pomeroy, WA 99347			City/State/Zip Pomeroy, WA 99347
		Phone No. (including area code) (509) 843-1836			Phone No. (including area code) (509) 843-1836
3		Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee			List all real and personal property tax parcel account numbers - check box if personal property
		Name			
		Mailing Address			
		City/State/Zip			
		Phone No. (including area code)			
					List assessed value(s)
					82,800.00
					31,700.00
					32,400.00
					0.00

4 Street address of property: **62 7th St.**

This property is located in **Pomeroy**

☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

See attached

5 Select Land Use Code(s):

Select Land Use Codes **53, 11**

enter any additional codes: _____

(See back of last page for instructions)

YES NO

Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? ☐ ☒

Is this property predominantly used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 ☐ ☒

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ ☒

Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? ☐ ☒

Is this property receiving special valuation as historical property per chapter 84.26 RCW? ☐ ☒

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 RCW 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

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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

PRINT NAME

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) **458-61A-211**

Reason for exemption

Mere change in identity

Type of Document **Statutory Warranty Deed**

Date of Document **12/17/2020**

Gross Selling Price \$ **146,900.00**

*Personal Property (deduct) \$ _____

Exemption Claimed (deduct) \$ **146,900.00**

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% \$ **0.00**

Agricultural and timberland at 1.28% \$ **0.00**

Total Excise Tax: State \$ **0.00**

0.0025 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**

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 Grantor's Agent

Signature of
Grantee or Grantee's Agent

Name (print) **Robert B. & Catherine A. Chalfant**

Name (print) **Chalfant Ventures, Inc.**

Date & city of signing **12/17/2020 - Pomeroy, WA**

Date & city of signing **12/17/2020 - Pomeroy, WA**

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020(1C)).

EXHIBIT "A"

The land referred to herein is situated in the State of Washington, County of Garfield and described as follows:

Parcel 1:

The South 50 feet of Lots 9 and 10 in Block 3 of the Original Town of the City of Pomeroy.

Parcel 2:

The West twenty (20) feet of Lot 5 in block 7 of the Original Town, now City of Pomeroy.

Subject to that Declaration of Party Wall Maintenance and Covenants filed at Auditor's File No.: 20150026, records of Garfield County, WA

Parcel 3:

The West 23 feet of Lot 4 in Block 7, of the Original Town of the City of Pomeroy.

Subject to easements, restrictions, covenants and reservations of public record or in apparent use.

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW - CHAPTER 458-61A WAC

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales in a single location code on or after January 1, 2020.

3496

This form is your receipt
when stamped by cashier.

☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT

☐ Check box if partial sale, indicate % sold.

List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name	Cheryl Fuller and Joe Bronkhorst, Personal	
	Rep. of the Estate of Ruth Louise Bronkhorst		
	Mailing Address	30207 Rosenkrantz Road	
	City/State/Zip	Lewiston, ID 83501	
	Phone No. (including area code)	(208) 746-5073	
2 BUYER GRANTEE	Name	Cheryl Fuller and Joe Bronkhorst, Co-Trustees of	
	the Bronkhorst 2005 Revocable Living Trust		
	Mailing Address	30207 Rosenkrantz Road	
	City/State/Zip	Lewiston, ID 83501	
	Phone No. (including area code)	(208) 746-5073	
3	Send all property tax correspondence to:	<input checked="" type="checkbox"/> Same as Buyer/Grantee	
	Name		
	Mailing Address		
	City/State/Zip		
	Phone No. (including area code)		
List all real and personal property tax parcel account numbers - check box if personal property		List assessed value(s)	
2-011-44-022-4020 <input type="checkbox"/>		330,184.00	
2-011-44-022-4030 <input type="checkbox"/>		3,690.00	
2-011-44-022-4040 <input type="checkbox"/>		84,930.00	
		0.00	

4 Street address of property: Rural Garfield County

This property is located in Garfield 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

Please see attached Exhibit A.

5 Select Land Use Code(s):

83 - Agriculture classified under current use chapter 84.34 RCW

enter any additional codes:

(See back of last page for instructions)

Was the seller receiving a property tax exemption or deferral
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit
organization, senior citizen, or disabled person, homeowner
with limited income)? ☐ YES ☒ NO

Is this property predominantly used for timber (as classified under
RCW 84.34 and 84.33) or agriculture (as classified under RCW
84.34.020)? See ETA 3215 ☒ YES ☒ NO

6 YES NO

Is this property designated as forest land per chapter 84.33 RCW? ☐ YES ☒ NO

Is this property classified as current use (open space, farm and
agricultural, or timber) land per chapter 84.34 RCW? ☒ YES ☐ NO

Is this property receiving special valuation as historical property
per chapter 84.26 RCW? ☐ 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 classi-
fication, 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
RCW 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.

[Signature] 11/16/20
DEPUTY ASSESSOR 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) does not wish to continue, all additional tax calcu-
lated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or
transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Cheryl Fuller Joe Bronkhorst
PRINT NAME

Cheryl Fuller Joe Bronkhorst

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection) WAC 458-61A-202(6)(f)

Reason for exemption

Transfer by inheritance under Will probated in Garfield County Superior Court
Cause No. 17-4-00004-12

Type of Document Personal Representative's Deed

Date of Document 11/11/2020

Gross Selling Price \$	418,804.00
Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	418,804.00
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% \$	0.00
Agricultural and timberland at 1.28% \$	0.00
Total Excise Tax: State \$	0.00
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

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 Grantor's Agent Cheryl Fuller

Signature of Grantee or Grantee's Agent Cheryl Fuller

Name (print) Cheryl Fuller, Co-Personal Representative

Name (print) Cheryl Fuller, Co-Trustee

Date & city of signing 10/26/2020 Clarkston WA

Date & city of signing 10/26/2020 Clarkston WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000) or by both imprisonment and fine (RCW 9A.20.020(1C)).

Exhibit A

Parcel I:

The South Half of the Northeast Quarter ($S\frac{1}{2}NE\frac{1}{4}$) and the Southeast Quarter of the Northwest Quarter ($SE\frac{1}{4}NW\frac{1}{4}$) and the South Half ($S\frac{1}{2}$) of Section 15, EXCEPTING THEREFROM (1) that portion of the Southwest Quarter of the Southwest Quarter ($SW\frac{1}{4}SW\frac{1}{4}$) of Section 15 lying South and West of the rights-of-way of U.S. Highway No. 12; (2) that portion lying therein within the rights-of-way of U.S. Highway No. 12.

Also:

That portion of Section 14 particularly described as follows: Commencing at the section corner common to sections 14, 15, 22 and 23, Township 11, North Range 44, EWM, Garfield County, Washington; thence East 40.8 feet; thence North $52^{\circ}39'$ East a distance of 4351.5 feet to a point on the East-West medial line of said Section 14; thence West a distance of 3500 feet to the quarter-corner between Sections 14 and 15; thence South a distance of 2640 feet to the place of beginning, and all being a part of the South half ($S\frac{1}{2}$) of said Section 14, containing 107.3 acres more or less;

Also:

That portion of Section 22 described as follows: Commencing at the section corner common to Sections 14, 15, 22 and 23, Township 11, North. Range 44 EWM, Garfield County, Washington, said point being the Northeast corner of the Northeast Quarter of the Northeast Quarter ($NE\frac{1}{4}NE\frac{1}{4}$) of Section 22; thence West to the Northwest corner of said Northeast Quarter of the Northeast Quarter ($NE\frac{1}{4}NE\frac{1}{4}$) of Section 22; thence South a distance of 1038.5 feet along the West boundary line of said Northeast Quarter of the Northeast Quarter ($NE\frac{1}{4}NE\frac{1}{4}$); thence North $52^{\circ}39'$ East a distance of 1660.5 feet to a point on the East boundary line of the said Northeast Quarter of the Northeast Quarter ($NE\frac{1}{4}NE\frac{1}{4}$); thence North a distance of 31.1 feet to the place of beginning, containing 16.2 acres more or less and all being a part of the Northeast Quarter of the Northeast Quarter ($NE\frac{1}{4}NE\frac{1}{4}$) of Section 22, Township 11, North Range 44, EWM;

The West $\frac{3}{4}$ of Section 22; EXCEPTING THEREFROM (1) that portion thereof lying South and West of U. S. Highway No. 12; (2) that portion thereof lying therein within the rights-of-way of U. S. Highway No. 12; and any portion previously conveyed by Grantors to Grantees, in Township 11, North of Range 44, EWM, Garfield County, State of Washington.

Parcel II:

That portion of the Northwest quarter of the Southeast quarter of Section 22, Township 11 North, Range 44 East, W.M., Garfield County, Washington described as follows:

Beginning on the line survey of SR 410 (Primary State Highway No. 3) Stember Creek to Asotin County Line at Highway Engineers Station 428+00 P.O.C. = Highway Engineers State HR 0+00 P.O.T.; thence South $41^{\circ}11'05''$ West, to Highway Engineers Station HR 2+ 33.37 P.O.T. on the HR line survey of Garfield County Pit and Stockpile Sites, Quarry Site QS-GA-58 and QS-GS-58 Extension, and the true point of beginning; thence North $47^{\circ}38'55''$ West a distance of 182.65 feet; thence North $69^{\circ}58'55''$ West a distance of 238.73 feet; thence South $84^{\circ}59'05''$ West a distance of 71.43 feet; thence South $31^{\circ}43'05''$ West a distance of 598.01 feet; thence South $58^{\circ}16'55''$ East a distance of 500 feet; thence North $31^{\circ}43'05''$ East a distance of 650 feet; thence North $47^{\circ}38'55''$ West a distance of 30 feet to the point of beginning.

Excepting therefrom:

That part of the $E\frac{1}{2}W\frac{1}{2}$ and of the $W\frac{1}{2}E\frac{1}{2}$ of Section 22 of Township 11 North, Range 44 East, W.M., Garfield County, Washington, more particularly described as follows: Commencing at Southeast corner of the $SW\frac{1}{4}NE\frac{1}{4}$ of said Section 22; thence Northerly along the east line of said $SW\frac{1}{4}NE\frac{1}{4}$ a distance of 1645.49 feet; thence N. $10^{\circ}30'W.$, 187.63 feet; thence N. $52^{\circ}54'W.$, 223.13 feet; thence S. $49^{\circ}35'W.$, 484.38 feet; thence S. $32^{\circ}31'E.$, 70.61 feet; thence S. $48^{\circ}02'W.$, 430.88 feet; thence S. $30^{\circ}38'W.$, 626.87 feet to the true place of beginning; thence N. $69^{\circ}19'W.$, 221.73 feet; thence S. $31^{\circ}05'W.$, 103.92 feet; thence N. $88^{\circ}08'W.$, 316.75 feet; thence N. $47^{\circ}09'W.$, 235.56 feet; thence N. $34^{\circ}36'W.$, 216.62 feet; thence S. $68^{\circ}25'W.$, 127.70 feet to a point on the centerline of U.S. Highway No. 12, said point being a point on curve; thence deflect left and continue along said centerline around a curve to the right with a radius of 1100.00 feet for a distance of 18.81 feet; thence S. $19^{\circ}55'30''E.$ along said centerline for a distance of 645.84 feet to point of curve; thence continue along said centerline around a curve to the left with a radius of 1100.00 feet for a distance of 837.17 feet; thence N. $8^{\circ}06'E.$, 418.28 feet; thence N. $17^{\circ}05'E.$, 553.79 feet to the true place of beginning.

Also excepting therefrom:

That Part of the $S\frac{1}{2}$ of Section 14 of Township 11 North, Range 44 East, W.M., Garfield County, Washington, more particularly described as follows: Beginning at the Southwest corner of said Section 14; thence Easterly along the South line of said Section 14 a distance of 40.8 feet; thence N. $52^{\circ}39'E.$, 4351.5 feet to a point on the North line of said $S\frac{1}{2}$ of Section 14; thence Westerly along said North line a distance of 3500.00 feet to the Northwest corner of said $S\frac{1}{2}$; thence Southerly along West line of said $S\frac{1}{2}$ a distance of 2640.00 feet to the place of beginning.

The S $\frac{1}{2}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$ and all that part of the S $\frac{1}{2}$ of Section 15 Township 11 North, Range 44 East, W.M., Garfield County, Washington, lying North of U.S. Highway No. 12.

That part of NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 22 of Township 11 North, Range 44 East, W.M., Garfield County, Washington, more particularly described as follows: Beginning at the Northeast corner of said NE $\frac{1}{4}$ NE $\frac{1}{4}$; thence Westerly along the North line of said NE $\frac{1}{4}$ NE $\frac{1}{4}$ to the Northwest corner of said NE $\frac{1}{4}$ NE $\frac{1}{4}$; thence Southerly along the West line of said NE $\frac{1}{4}$ NE $\frac{1}{4}$ a distance of 1038.5 feet; thence N.52°39'E., 1660.5 feet to a point on the East line of said NE $\frac{1}{4}$ NE $\frac{1}{4}$; thence Northerly along said East line a distance of 31.10 feet to the place of beginning.

That part of the NW $\frac{1}{4}$ and of W $\frac{1}{2}$ E $\frac{1}{2}$ of Section 22 of Township 11 North, Range 44 East, W. M., Garfield County, Washington, lying North of U.S. Highway No. 12. EXCEPTING THEREFROM that part of said NW $\frac{1}{4}$ and of W $\frac{1}{2}$ E $\frac{1}{2}$ of Section 22, more particularly described as follows: Beginning at the Southeast corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 22; thence Northerly along the East line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ a distance of 1645.49 feet; thence N.10°30'W., 187.63 feet; thence N.52°54'W., 223.13 feet; thence S.49°35'W., 484.38 feet; thence S.32°31'E. 70.61 feet; thence S.48°02'W., 430.83 feet; thence S.30°38'W., 626.87 feet; thence N.69°19'W., 221.73 feet; thence S.31°05'W., 103.92 feet; thence N.88°08'W., 316.75 feet; thence N.47°09'W., 235.56 feet; thence N.34°36'W., 216.62 feet; thence S.68°25'W., 127.7 feet to a point on the centerline of U.S. Highway No. 12, said point being a point on curve; thence deflecting left around said curve to the right with a radius of 1100.00 feet a distance of 18.81 feet; thence S.19°55'30"E. along said centerline a distance of 645.84 feet to point of curve; thence around said curve to the left with a radius of 1100.00 feet for a distance of 1130.64 feet; thence S.78°49'E. along said centerline a distance of 512.41 feet to point of curve; thence around said curve to the right with a radius of 1800.00 feet a distance of 755.05 feet to a point on the East line of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 22; thence Northerly along said East line a distance of 670.80 feet to the place of beginning.

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales in a single location code on or after January 1, 2020

☐ Check box if the sale occurred in more than one location code.

PLEASE TYPE OR PRINT

☒ Check box if partial sale, indicate % 50 sold

List percentage of ownership acquired next to each name.

SELLER GRANTOR	1 Name William Feehan, as Personal Representative of the Estate of Marshall M. Feehan, which estate is being probated in Spokane County Superior Court under Probate Cause No. 19-4-01712-32, as to an undivided 1/2 interest SEE EXHIBIT "A"	BUYER GRANTEE	2 Name Feehan Family Farm PPJ, LLC, a Washington limited liability company
	Mailing Address 1012 E. Liberty Ave.		Mailing Address 2261 8th St SE
	City/State/Zip Spokane, WA 99207		City/State/Zip E Wenatchee, WA 98802-9119
	Phone No. (including area code) (509) 489-6331		Phone No. (including area code) (509) 679-3749
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee		List all real and personal property tax parcel account numbers – check box if personal property
Name _____			<u>2-011-41-007-2002</u> <input type="checkbox"/>
Mailing Address _____			<u>2-011-41-007-2001</u> <input type="checkbox"/>
City/State/Zip _____			_____ <input type="checkbox"/>
Phone No. (including area code) _____			_____ <input type="checkbox"/>
			List assessed value(s) <u>\$ 87,624.00</u> _____ _____ _____

4 Street address of property: _____
This property is located in ☒ unincorporated Garfield County OR within ☐ city of _____
☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)


SEE EXHIBIT "A" ATTACHED

<p>5 Select Land Use Code(s): <u>83</u> enter any additional codes: _____ (See back of last page for instructions)</p> <p>Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)?</p> <p>Is this property predominantly used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020)? See FTA 3215</p>	<p>7 List all personal property (tangible and intangible) included in selling price.</p>
---	---

6	YES	NO	If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) _____ Reason for exemption _____ _____ _____
Is this property designated as forest land per chapter 84.33 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Is this property receiving special valuation as historical property per chapter 84.26 RCW?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
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 RCW 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.

 12-23-20
DEPUTY ASSESSOR 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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

(3) NEW OWNER(S) SIGNATURE
See Attached

PRINT NAME

Polly E. Feehan, Managing Member of Feehan Family Farm PPJ, LLC

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

If claiming an exemption, list WAC number and reason for exemption:

WAC No. (Section/Subsection)

Reason for exemption

Type of Document **Statutory Warranty Deed**

Date of Document 12-17-20

Gross Selling Price	\$	77,000.00
*Personal Property (deduct)	\$	
Exemption Claimed (deduct)	\$	
Taxable Selling Price	\$	77,000.00
Excise Tax: State		
Less than \$500,000.01 at 1.1%	\$	
From \$500,000.01 to \$1,500,000 at 1.28%	\$	
From \$1,500,000.01 to \$3,000,000 at 2.75%	\$	
Above \$3,000,000 at 3.0%	\$	
Agricultural and timberland at 1.28%	\$	985.60
Total Excise Tax: State	\$	985.60
Local	\$	192.50
*Delinquent Interest: State	\$	
Local	\$	
*Delinquent Penalty	\$	
Subtotal	\$	1,178.10
*State Technology Fee	\$	5.00
*Affidavit Processing Fee	\$	
Total Due	\$	1,183.10

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 Grantor's Agent <u>William M. Feehan</u>	Signature of Grantee or Grantee's Agent <u>See Attached</u>
Name (print) <u>William Feehan, Personal Representative</u>	Name (print) <u>Polly E. Feehan, Managing Member</u>
Date & city of signing: <u>Dec 13, 2020 Spokane, WA</u>	Date & city of signing: <u>ATTD</u>

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

REV 84 0001a (12/6/19)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

TERESA SUMMERS
GARFIELD COUNTY TREASURER

3497

EXHIBIT "A"

GRANTOR: William Feehan, as Personal Representative of the Estate of Marshall M. Feehan, which estate is being probated in Spokane County Superior Court under Probate Cause No. 19-4-01712-32 and Emily Greenwood, as Successor Trustee of the Feehan Family Bypass Trust as established under the Last Will and Testament of Shirley J. Feehan, filed in Spokane County Superior Court under Probate Cause No. 02-4-00375-5, as to an undivided 1/2 interest:

LEGAL DESCRIPTION OF PROPERTY

Situated in the State of Washington, County of Garfield:

Described as "Tax Lot 2 in Section 7, Township 11 North, Range 41 E.W.M., being all of the North half of Section 7 lying west of the County Road" in the Decree of Distribution of the Estate of Emily W. Meehan, filed in Spokane County Superior Court, Probate Division, Case #52184, on October 10, 1953, Garfield County Superior Court, Probate Division, Case #1453 on November 9, 1953 (Vol H, Pg. 50), Columbia County Superior Court, Probate Division, Case #1405, on November 10, 1953 and in Garfield County Assessor's office, the same being:

Beginning at the Northwest corner of the Northeast quarter of Section 7, Township 11 North, Range 41 E.W.M., thence East 710 feet to the center of the county road, thence in a Southwesterly direction along the center of said county road to a point 110 feet east of the Southeast corner of said Northwest quarter of Section 7 in center of county road, thence West on half section line to the Southeast corner of the Northwest quarter of said section and thence North on the East line of said Northwest quarter to the place of beginning.

Also, Lot one (1) and two (2) and the East one-half (E1/2) of the Northwest quarter (NW1/4) all in Section 7, Township 11 North, Range 41 E.W.M.

Tax Parcel Nos: 2-001-41-007-2001; 2-001-41-007-2002

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

Only for sales in a single location code on or after January 1, 2020

PLEASE TYPE OR PRINT

☐ Check box if the sale occurred
in more than one location code.

☒ Check box if partial sale, indicate % 50 sold


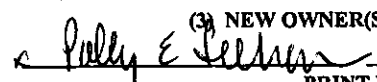
List percentage of ownership acquired next to each name.

1 SELLER GRANTOR	Name William Feehan, as Personal Representative of the Estate of Marshall M. Feehan, which estate is being probated in Spokane County Superior Court under Probate Cause No. 19-4-01712-32, as to an undivided 1/2 interest SEE EXHIBIT "A"	2 BUYER GRANTEE	Name Feehan Family Farm PPJ, LLC, a Washington limited liability company
	Mailing Address 1012 E. Liberty Ave.		Mailing Address 2261 8th St SE
	City/State/Zip Spokane, WA 99207		City/State/Zip E Wenatchee, WA 98802-9119
	Phone No. (including area code) (509) 489-6331		Phone No. (including area code) (509) 679-3749
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers – check box if personal property 2-011-41-007-2002 <input type="checkbox"/> \$ 87,624.00 2-011-41-007-2001 <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/>	
	Name _____ Mailing Address _____ City/State/Zip _____ Phone No. (including area code) _____	List assessed value(s) _____ _____ _____	

4 Street address of property: _____
 This property is located in ☒ unincorporated Garfield County OR within ☐ city of _____
☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

SEE EXHIBIT "A" ATTACHED

5 Select Land Use Code(s): <u>83</u> enter any additional codes: _____ (See back of last page for instructions) Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> Is this property predominantly used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 <input checked="" type="checkbox"/> <input type="checkbox"/>	7 List all personal property (tangible and intangible) included in selling price. If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) _____ Reason for exemption _____ _____ _____
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6 YES NO Is this property designated as forest land per chapter 84.33 RCW? <input type="checkbox"/> <input checked="" type="checkbox"/> Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? <input checked="" type="checkbox"/> <input type="checkbox"/> Is this property receiving special valuation as historical property per chapter 84.26 RCW? <input type="checkbox"/> <input checked="" type="checkbox"/> 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 RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information. This land <input checked="" type="checkbox"/> does <input type="checkbox"/> does not qualify for continuance. <div style="text-align: center;">  DEPUTY ASSESSOR </div> <div style="text-align: center;"> <u>12.23.20</u> DATE </div> (2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale. (3) NEW OWNER(S) SIGNATURE <div style="text-align: center;">  PRINT NAME Polly E. Feehan, Managing Member of Feehan Family Farm PPJ, LLC </div>	Type of Document <u>Statutory Warranty Deed</u> Date of Document _____ <table border="0"> <tr> <td>Gross Selling Price</td> <td>\$</td> <td>77,000.00</td> </tr> <tr> <td>*Personal Property (deduct)</td> <td>\$</td> <td></td> </tr> <tr> <td>Exemption Claimed (deduct)</td> <td>\$</td> <td></td> </tr> <tr> <td>Taxable Selling Price</td> <td>\$</td> <td>77,000.00</td> </tr> <tr> <td colspan="3">Excise Tax: State</td> </tr> <tr> <td>Less than \$500,000.01 at 1.1%</td> <td>\$</td> <td></td> </tr> <tr> <td>From \$500,000.01 to \$1,500,000 at 1.28%</td> <td>\$</td> <td></td> </tr> <tr> <td>From \$1,500,000.01 to \$3,000,000 at 2.75%</td> <td>\$</td> <td></td> </tr> <tr> <td>Above \$3,000,000 at 3.0%</td> <td>\$</td> <td></td> </tr> <tr> <td>Agricultural and timberland at 1.28%</td> <td>\$</td> <td>985.60</td> </tr> <tr> <td>Total Excise Tax: State</td> <td>\$</td> <td>985.60</td> </tr> <tr> <td>Local</td> <td>\$</td> <td>192.50</td> </tr> <tr> <td>*Delinquent Interest: State</td> <td>\$</td> <td></td> </tr> <tr> <td>Local</td> <td>\$</td> <td></td> </tr> <tr> <td>*Delinquent Penalty</td> <td>\$</td> <td></td> </tr> <tr> <td>Subtotal</td> <td>\$</td> <td>1,178.10</td> </tr> <tr> <td>*State Technology Fee</td> <td>\$</td> <td>5.00</td> </tr> <tr> <td>*Affidavit Processing Fee</td> <td>\$</td> <td></td> </tr> <tr> <td>Total Due</td> <td>\$</td> <td>1,183.10</td> </tr> </table> <p>A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX *SEE INSTRUCTIONS</p>	Gross Selling Price	\$	77,000.00	*Personal Property (deduct)	\$		Exemption Claimed (deduct)	\$		Taxable Selling Price	\$	77,000.00	Excise Tax: State			Less than \$500,000.01 at 1.1%	\$		From \$500,000.01 to \$1,500,000 at 1.28%	\$		From \$1,500,000.01 to \$3,000,000 at 2.75%	\$		Above \$3,000,000 at 3.0%	\$		Agricultural and timberland at 1.28%	\$	985.60	Total Excise Tax: State	\$	985.60	Local	\$	192.50	*Delinquent Interest: State	\$		Local	\$		*Delinquent Penalty	\$		Subtotal	\$	1,178.10	*State Technology Fee	\$	5.00	*Affidavit Processing Fee	\$		Total Due	\$	1,183.10
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8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of Grantor or Grantor's Agent <u>See Attached</u> Name (print) <u>William Feehan, Personal Representative</u> Date & city of signing: _____	Signature of Grantee or Grantee's Agent <u>Polly E. Feehan</u> Name (print) <u>Polly E. Feehan, Managing Member</u> Date & city of signing: <u>12/10/20</u>
---	---

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED
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☐ Check box if the sale occurred
in more than one location code.

PLEASE TYPE OR PRINT


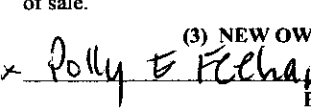
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List percentage of ownership acquired next to each name.

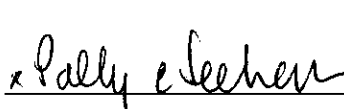
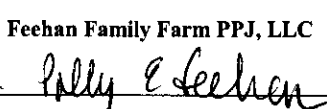
1 SELLER GRANTOR	Name Patrick E. Feehan, Polly E. Feehan and Jill D. Kent, as Tenants in Common, as to an undivided one-half interest	2 BUYER GRANTEE	Name Feehan Family Farm PPJ, LLC, a Washington limited liability company
	Mailing Address 2261 8th St SE		Mailing Address 2261 8th St SE
	City/State/Zip E Wenatchee, WA 98802-9119		City/State/Zip E Wenatchee, WA 98802-9119
	Phone No. (including area code) (509) 679-3749		Phone No. (including area code) (509) 679-3749
3	Send all property tax correspondence to: <input checked="" type="checkbox"/> Same as Buyer/Grantee	List all real and personal property tax parcel account numbers – check box if personal property	
	Name _____	2-011-41-007-2002 <input type="checkbox"/>	
	Mailing Address _____	2-011-41-007-2001 <input type="checkbox"/>	
	City/State/Zip _____	<input type="checkbox"/>	
	Phone No. (including area code) _____	<input type="checkbox"/>	
		List assessed value(s)	
		\$ 87,624.00	

4 Street address of property: _____
This property is located in ☒ unincorporated **Garfield** County OR within ☐ city of _____
☐ 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 more space is needed, you may attach a separate sheet to each page of the affidavit)

SEE EXHIBIT "A" ATTACHED

5	Select Land Use Code(s): 83 enter any additional codes: _____ (See back of last page for instructions) Was the seller receiving a property tax exemption or deferral under chapters 84.36, 84.37, or 84.38 RCW (nonprofit organization, senior citizen, or disabled person, homeowner with limited income)? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> Is this property predominantly used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215 <input checked="" type="checkbox"/> <input type="checkbox"/>	7	List all personal property (tangible and intangible) included in selling price.
6	YES NO Is this property designated as forest land per chapter 84.33 RCW? <input type="checkbox"/> <input checked="" type="checkbox"/> Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? <input checked="" type="checkbox"/> <input type="checkbox"/> Is this property receiving special valuation as historical property per chapter 84.26 RCW? <input type="checkbox"/> <input checked="" type="checkbox"/> 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 RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information. This land <input checked="" type="checkbox"/> does <input type="checkbox"/> does not qualify for continuance.  DEPUTY ASSESSOR 12-23-20 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) does not wish to continue, all additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale. (3) NEW OWNER(S) SIGNATURE x  PRINT NAME Polly E. Feehan, Managing Member of Feehan Family Farm PPJ, LLC	If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) 458-61A-211 (2)(a) Reason for exemption Mere Change in Identity Type of Document Quit Claim Deed Date of Document 12-11-20 Gross Selling Price \$ 0.00 *Personal Property (deduct) \$ _____ Exemption Claimed (deduct) \$ Yes Taxable Selling Price \$ 0.00 Excise Tax: State Less than \$500,000.01 at 1.1% \$ _____ From \$500,000.01 to \$1,500,000 at 1.28% \$ _____ From \$1,500,000.01 to \$3,000,000 at 2.75% \$ _____ Above \$3,000,000 at 3.0% \$ _____ Agricultural and timberland at 1.28% \$ _____ Total Excise Tax: State \$ 0.00 Local \$ _____ *Delinquent Interest: State \$ _____ Local \$ _____ *Delinquent Penalty \$ _____ Subtotal \$ 0.00 *State Technology Fee \$ 5.00 *Affidavit Processing Fee \$ 5.00 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 Grantor's Agent x 	Signature of Grantee or Grantee's Agent x 
Name (print) Polly E. Feehan	Name (print) Polly E. Feehan, Managing Member
Date & city of signing: 12/10/20 E Wenatchee WA	Date & city of signing: 12/10/20 East Wenatchee WA

Perjury: Perjury is a class C felony which is punishable by imprisonment in the state correctional institution for a maximum term of not more than five years, or by a fine in an amount fixed by the court of not more than five thousand dollars (\$5,000.00), or by both imprisonment and fine (RCW 9A.20.020 (1C)).

EXHIBIT "A"
LEGAL DESCRIPTION OF PROPERTY

Situated in the State of Washington, County of Garfield:

Described as "Tax Lot 2 in Section 7, Township 11 North, Range 41 E.W.M., being all of the North half of Section 7 lying west of the County Road" in the Decree of Distribution of the Estate of Emily W. Meehan, filed in Spokane County Superior Court, Probate Division, Case #52184, on October 10, 1953, Garfield County Superior Court, Probate Division, Case #1453 on November 9, 1953 (Vol H, Pg. 50), Columbia County Superior Court, Probate Division, Case #1405, on November 10, 1953 and in Garfield County Assessor's office, the same being:

Beginning at the Northwest corner of the Northeast quarter of Section 7, Township 11 North, Range 41 E.W.M., thence East 710 feet to the center of the county road, thence in a Southwesterly direction along the center of said county road to a point 110 feet east of the Southeast corner of said Northwest quarter of Section 7 in center of county road, thence West on half section line to the Southeast corner of the Northwest quarter of said section and thence North on the East line of said Northwest quarter to the place of beginning.

Also, Lot one (1) and two (2) and the East one-half (E1/2) of the Northwest quarter (NW1/4) all in Section 7, Township 11 North, Range 41 E.W.M.

Tax Parcel Nos: 2-001-41-007-2001; 2-001-41-007-2002
