

## REAL ESTATE EXCISE TAX AFFIDAVIT

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.

DI FASE T

Check box if the sale occurred

PLEASE TYPE OR PRINT

in r	more than one location code.  Check box if partial sale, indicate % sold.		List percentage of ownership acquired next to each name.			
1	Name Dennis E Ruchert Estate	2	Name William S & Emily J Ruchert			
ا ڀر	c/o William Ruchert, Personal Representative	一品	Mailing Address 42 Ruchert Ridge Road			
GRANTOR	Mailing Address 42 Ruchert Ridge Road	BUYER				
GRA	City/State/Zip Pomeroy, WA 99347	E S	City/State/Zip Pomeroy, WA 99347			
	Phone No. (including area code) 509-843-6051		Phone No. (including area code) 509-843-6051			
3	Send all property tax correspondence to:		ist all real and personal property tax parcel but numbers - check box if personal property  List assessed value(s)			
Name		2-0	10-42-033-3085			
/ailin	ng Address		0.00			
	tate/Zip					
•	No. (including area code)	-	□ 0.00 □ 0.00			
		<u> </u>				
-1	Street address of property:					
	This property is located in Garfield County					
			arcel, are part of a boundary line adjustment or parcels being merged.			
	Legal description of property (if more space is needed, you may attach	a separ	ate sheet to each page of the affidavit)			
	see attached					
5	Select Land Use Code(s):	7	List all personal property (tangible and intangible) included in selling price.			
	V					
	11 Household, single family units 19 Recreational					
	enter any additional codes:  (See back of last page for instructions)  YES NO					
	(Dec back of last page for instances)					
as ti der	he seller receiving a property tax exemption or deferral chapters 84.36, 84.37, or 84.38 RCW (nonprofit	If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection)				
gani	ization, senior citizen, or disabled person, homeowner					
th l	imited income)?	Reason for exemption				
this CW	property predominantly used for timber (as classified under 84.34 and 84.33) or agriculture (as classified under RCW					
.34.	.020)? See ETA 3215					
6	YES NO		<b>A</b>			
this	property designated as forest land per chapter 84.33 RCW?	Туре	of Document Quitclaim Deed			
this	property classified as current use (open space, farm and lltural, or timber) land per chapter 84.34 RCW?	Date	of Document 2-3-2020			
this	s property receiving special valuation as historical property					
	apter 84.26 RCW? answers are yes, complete as instructed below.		Gross Selling Price \$ 28900			
	OTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)		*Personal Property (deduct) \$			
FW.	OWNER(S): To continue the current designation as forest land or		Financian Claimed (daduct) \$			
assif	fication as current use (open space, farm and agriculture, or timber) land, aust sign on (3) below. The county assessor must then determine if the	ļ :	Taxable Selling Price \$ 0.00			
nd ti	ransferred continues to qualify and will indicate by signing below. If the		Excise Tax: State			
nd n	to longer qualifies or you do not wish to continue the designation or classion, it will be removed and the compensating or additional taxes will be due		Less than \$500,000.01 at 1.1% \$ 317.90			
d na	avable by the seller or transferor at the time of sale. (RCW 84.33.140 or		From \$500,000.01 to \$1,500,000 at 1.28% \$ 0.00			
RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.		,				
		1	From \$1,500,000.01 to \$3,000,000 at 2.75% \$ 0.00  Above \$3,000,000 at 3.0% \$ 0.00			
ns l	and does does not qualify for continuance.		Agricultural and timberland at 1.28% \$ 0.00			
			Total Excise Tax: State \$ 0.00			
	DEPLITY ASSESSOR DATE		0.0000 Local \$ EL 2.3.2020 72.25 0.00			
	DEPUTY ASSESSOR DATE OTICE OF COMPLIANCE (HISTORIC PROPERTY)					
EW	OWNER(S): To continue special valuation as historic property, sign (3)		7 1 ° ° ° ° ° ° ° ° ° ° ° ° ° ° ° ° °			
alou	y. If the new owner(s) does not wish to continue, all additional tax calcu- pursuant to chapter 84.26 RCW, shall be due and payable by the seller or					
	eror at the time of sale.		*Delinquent Penalty \$ 0.00			
	(3) NEW OWNER(S) SIGNATURE		Subtotal \$ ££2.3.2020 3 9 0 . \( \)			
· ·			*Affidavit Processing Fee \$ 0.00			
	PRINT NAME		Total Due \$ 2023-2020 395.15 -5.00-			
			A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX			
	I KINI MAND	ſ	*SEE INSTRUCTIONS			
		<u></u>				
8	I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOR	EGOI				
igna	I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOR	Signa	NG IS TRUE AND CORRECT			
igna Fran	I CERTIFY UNDER PENALTY OF PERFURY THAT THE FOR	Signa Grai	NG IS TRUE AND CORRECT  Atture of  Attere or Grantee's Agent  Mulu Authority  Attention			
Signa G <b>ra</b> r Vam	I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOR	Signa Grai - Nam	NG IS TRUE AND CORRECT			

That part of the Southeast Quarter of Section 33 of Township 10 North, Range 41 East, W.M., Garfield County, Washington, more particularly described as follows: Commencing at the Southeast corner of said Section 33; thence North along the East boundary line of said Section 33 a distance of 245.60 feet to the true place of beginning; thence continue North along said East line a distance of 1085.91 feet; thence S.64°51'W. a distance of 84.05 feet to a point of curve; thence around a curve to the left with a radius of 283.05 feet for a distance of 130.73 feet to a point of compound curve; thence around a curve to the left with a radius of 144.86 feet for a distance of 115.32 feet to a point of reverse curve; thence around a curve to the right with a radius of 85.60 feet for a distance of 90.50 feet; thence South a distance of 793.59 feet; thence N.87°17'B. a distance of 241.91 feet to the true place of beginning, containing 5.5 acres more or less. more or less.

RESERVING therefrom the Northerly 25 feet more or less for road purposes.

Dated this

12

day of

December

, 19 75

WASHINGTON,

STATE OF

County of Garfield

On this day personally appeared before me Edward J. Baker and Mary Louise Baker

to me known to be the individual s described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this

day of

December

17.04 Notary Public in and for the State of Washington, residing at Pomeroy

Form No. W-960 (Previous Form No. 467-I)



#### REAL ESTATE EXCISE TAX AFFIDAVIT

This form is your receipt

THIS AFFIDAVIT WILL NOT BE ACCEPTE	D UNLES	S ALL ARI		when stamped by cashier.  MPLETED			
Check box if partial sale of property	back of fast	page for in	If multiple owners, list percentage	e of ownership next to name.			
Name Jonathan & Brenda Crista und 50	1/- int	# 2	Name Jonathan & Breno	da Crista,			
General & Margaret Vanness und	George & Margaret Vanness und. 50%.			ife			
Mailing Address 2 OWENS RD  City/State/Zip POMEROY, WA 99347		BUYER	Mailing Address 2 OWENS RD				
Mailing Address 2 OWENS RD  City/State/Zip POMEROY, WA 99347		3UY	City/State/Zip POMEROY, WA 99347				
Phone No. (including area code) (720) 556-9919	,						
		List all re	Phone No. (including area code) (720) 55 al and personal property tax parcel account				
Send all property tax correspondence to:  Same as Buyer/Gran	ntee		ibers – check box if personal property	List assessed value(s)			
Name		201240	001710200000	241,860			
Mailing Address							
City/State/Zip							
Phone No. (including area code)							
4 Street address of property:							
This property is located in Pomeroy							
☐ Check box if any of the listed parcels are being segregated for Legal description of property (if more space is needed, you SEE ATTACHED EXHIBIT "A"				o borng merged.			
5 Select Land Use Code(s):		7	List all personal property (tangible and	intangible) included in selling			
Select Land Use Codes //		, <b>—</b>	rice.				
enter any additional codes:		_	NA				
(See back of last page for instructions)							
	YES N						
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)?							
6	YES N	o If cla	iming an exemption, list WAC num	ber and reason for exemption:			
I di			SNI (Section/Subsection) 458-61A	-204(1)			
Is this property designated as forest land per chapter 84.33 RCW?			WAC No. (Section/Subsection) 458-61A-204(1)				
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW?			Reason for exemption				
Is this property receiving special valuation as historical property per chapter 84.26 RCW?			TE JOINT TENANCY				
If any answers are yes, complete as instructed below.		Type	of Document QUITCLAIM DEED				
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRI	ENT USE)						
NEW OWNER(S): To continue the current designation as forest I	land or	Date	of Document <u>9/25/19</u>				
classification as current use (open space, farm and agriculture, or t	timber) lan	d,	Gross Selling Price \$	0.00			
you must sign on (3) below. The county assessor must then deter land transferred continues to qualify and will indicate by signing by	oelow. If th	ie	*Personal Property (deduct) \$				
land no longer qualifies or you do not wish to continue the designation	ation or		Exemption Claimed (deduct) \$				
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			Taxable Selling Price \$				
			Excise Tax : State \$				
your local county assessor for more information.	,			0.00			
This land does does does not qualify for continuance.			*Delinquent Interest: State \$				
			•	0.00			
DEPUTY ASSESSOR D	ATE	-					
(2) NOTICE OF COMPLIANCE (HISTORIC PROPER			*Delinquent Penalty \$				
NEW OWNER(S): To continue special valuation as historic p	roperty,						
sign (3) below. If the new owner(s) does not wish to continue, additional tax calculated pursuant to chapter 84.26 RCW, shal	, an l be due ar	nd	*State Technology Fee \$				
payable by the seller or transferor at the time of sale.			*Affidavit Processing Fee \$				
(3) OWNER(S) SIGNATURE			Total Due \$	10.00			
PRINT NAME		_	A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX *SEE INSTRUCTIONS				
8 I CERTIFY UNDER PENALTY OF	F PERJUR	Y THAT T	HE FOREGOING IS TRUE AND CORF	RECT.			
			ature of	11.12			
Signature of Grantor or Grantor's Agent			itee or Grantee's Agent	WIR.			
Name (print) MEREDITH WILLIAMS	)	_	Name (print) MEREDITH WILLIAMS				
Date & city of signing: 1-23-20 PITTSBURGH			Date & city of signing: _1-23-20 PITTSBURGH				
Succession of organization of the succession of		- Date	& city of signing.				

**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 fix a fine in an amount fixed by the court of not more than five thousand dollar \$5,000 for by both imprisonment and fine (RCW 9A.20.020 (IC)).

REV 84 0001a (6/5/13)

THIS SPACE FEB 0 6 2020 COUNTY TREASURER

## **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

File No: 08-01806922

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF GARFIELD, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS:

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF GARFIELD AND DESCRIBED AS FOLLOWS:

ALL THAT PART OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 12 NORTH, RANGE 40 E.W.M. LYING SOUTH OF U. S. HIGHWAY NO. 12 AND WEST OF OWENS ROAD AND NORTH OF A LINE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHERE THE NORTH RIGHT OF WAY LINE OF THE O.W.R. & N RAILROAD (NOW VACATED) INTERSECTS THE WEST LINE OF OWENS ROAD; THENCE NORTH 62°25' WEST 800.00 FEET; THENCE SOUTH 27°35' WEST 42.95 FEET; THENCE NORTH 62°28'23" WEST 1553.09 FEET MORE OR LESS, TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF U. S. HIGHWAY NO. 12, SAID POINT BEING THE TERMINUS OF THE ABOVE DESCRIBED LINE.

Parcel ID: 2012400171020

Commonly known as 2 OWENS RD, Pomeroy, WA 99347



☐ Check box if partial sale of property

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REAL ESTATE EXCISE TAX AFFIDAVIT

REPRINT
CHAPTER 82.45 RCW – CHAPTER 458-61A WAC
THIS AFFIDAVIT WILL NOT BE ACCEPTED UNLESS ALL AREAS ON ALL PAGES ARE FULLY COMPLETED

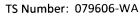
(See back of last page for instructions)
Check box if partial sale of property

This form is your receive when stamped by cashing the complete of the PLEASE TYPE OR PRINT

Name David Eldon Bragg	Name Earnest A. Gowin					
	Sherrie L. Wright					
Mailing Address 403 S. Texas Street  City/State/Zip Kennewick WA 99336	Mailing Address P.O. 837					
Mailing Address 403 S. Texas Street  City/State/Zip Kennewick WA 99336	Mailing Address P.O. 837 City/State/Zip Pomox Oy, WY 99347					
Phone No. (including area code)	Phone No. (including area code)					
	ist all real and personal property tax parcel account					
Send all property tax correspondence to: \(\mathbb{X}\) Same as Buyer/Grantee	numbers – check box if personal property					
Name Earnest A. Gowin Sherrie L. Wright	11.0.103					
Mailing Address	<u> </u>					
City/State/Zip						
Phone No. (including area code)						
4 Street address of property: 1509 Main Street, Pomeroy, WA						
	County OR within 🗷 city of Pomeroy					
Check box if any of the listed parcels are being segregated from another par						
Lots 5 and 6 in Block 1 of Mulkey's Addition to the City of Pomeroy.						
Select Land Use Code(s): 11 Household, single family units	List all personal property (tangible and intangible) included in selling price.					
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)?	If claiming an exemption, list WAC number and reason for exemption:					
YES NO						
Is this property designated as forest land per chapter 84.33 RCW?	WAC No. (Section/Subsection)					
Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW?	Reason for exemption					
Is this property receiving special valuation as historical property						
per chapter 84.26 RCW?						
If any answers are yes, complete as instructed below.	Type of Document Statutory Warranty Deed (SWD)					
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)	Date of Document 02/05/20					
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	Gross Selling Price \$125,000.00					
land transferred continues to qualify and will indicate by signing below. If the	*Personal Property (deduct) \$0.00					
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	Exemption Claimed (deduct) \$0.00					
be due and payable by the seller or transferor at the time of sale. (RCW	Taxable Selling Price \$125,000.00					
84.33.140 or RCW 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.	Excise Tax : State \$ 1,375.00					
	Local \$					
This land does does not qualify for continuance.	*Delinquent Interest: State \$ 0.00					
DEPUTY ASSESSOR DATE	*Delinquent Penalty \$ 0.00					
(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)	Denniquent remains a					
NEW OWNER(S): To continue special valuation as historic property,	Subtotal \$					
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	*State Technology Fee \$ 5.00 5.00					
payable by the seller or transferor at the time of sale.	*Affidavit Processing Fee \$ 0.00					
(3) OWNER(S) SIGNATURE	Total Due \$1,692.50					
PRINT NAME	A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX *SEE INSTRUCTIONS					
	THAT THE FOREGOING IS TRUE AND CORRECT.					
Signature of	Signature of					
Grantor or Grantor's Agent	Grantee or Grantee's Agent					
Name (print) David Edon Bragg	Name (print) Earnest A. Gowin					
Date & city of signing: 2.12.7075, Clarks to with	Date & city of signing: 2.12.2020, Clarkston W					
	state correctional institution for a maximum term of not more than five years, or by					
	COUNTY TREASURER  COUNTY TREASURER					

FEB 1 4 2020

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# REAL ESTATE EXCISE TAX AFFIDAVIT

This form is your receipt

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.

DI FACE TYPE OF BRIDE

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	е.		
Name CLEAR RECON CORP			2 Name Larry and Sherrie Ledgerwood					
Address 9311 S.E. 36th Street, Suite 100			αĻ	Mailing Address 655 Colum	bia Street 745 Box			
Mercer Island	Mercer Island City/State/Zip WA, 98040			Pomeroy, WA 99347  City/State/Zip				
City/State/Zip WA, 98040								
Phone No. (including area code)		1	Phone No. (including area code) (509) 843-1557  List all real and personal property tax parcel account					
Send all property tax correspondence to: X Same as Buyer/Gra	antee		1	numbers – check box if personal pro	perty	List assessed value(s)		
Name				1050090101770		0.00		
Mailing Address						0.00		
City/State/Zip						0.00		
Phone No. (including area code)						0.00		
Street address of property: 91 6TH STREET, POMEROY, WA	99347							
This property is located in Garfield								
Check box if any of the listed parcels are being segregated fro	m anothei	r parcel.	are p	art of a boundary line adjustment or parce	s being merged.			
Legal description of property (if more space is needed, you may att					-			
Legal description of property (if more space is needed, you may att	acn a sept	arate sne	Ct 10 ·	caen page of the unitarity				
LOT 10 IN BLOCK 9 OF THE ORIGINAL TOWN OF THE	CITY OF	POMER	ROY					
201.1011.22001.7 0.7 11.2 11.2 11.2 11.2								
5 Select Land Use Code(s):				List all personal property (tangible a	nd intangible) inclu	ded in selling price.		
11 - Household, single family units	· /							
enter any additional								
codes: (See back of last page for instructions)								
Was the seller receiving a property tax exemption or deferral	YES	NO		If claiming an exemption, list WAC	number and reason	for exemption:		
under chapters 84.36, 84.37, or 84.38 RCW (nonprofit	г	[7]		WAC No. (Section/Subsection)	458-61A-208(3)			
organization, senior citizen, or disabled person, homeowner with limited income)?	П	<b>7</b>		,	STEE SALE			
Is this property predominantly used for timber (as classified under				Reason for exemption	<u> </u>			
RCW 84.34 AND 84.33) or agriculture (as classified under RCW		$\overline{\mathbf{V}}$				20140250		
84.34.020)? See ETA 3215			$\dashv$	Deed Dated: 9/5/2014 Recorded:	9/18/2014 Instrum	ent No.: 20140378		
6	YES	NO			mp. Lemplie p	NEED.		
Is this property designated as forest land per chapter 84.33 RCW?		$\checkmark$		Type of Document	TRUSTEE'S [			
is this property classified as current use (open space, farm and				Date of Document	FEB	11 2020		
Is this property receiving special valuation as historical property per	_	$\checkmark$						
chapter 84.26 RCW?		<b>V</b>						
If any answers are yes, complete as instructed below.		[▼]			selling Price \$			
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRE	NT USE	)						
NEW OWNER(S): To continue the current designation as forest land classification as current use (open space, farm and agriculture, or timb	per) land,				led (deduct) \$	\$73,965.00		
you must sign on (3) below. The county assessor must then determin land transferred continues to qualify and will indicate by signing belo	e if the			Excise Ta		Ψ/2,2 σ ε ισ σ		
land no longer qualifies or you do not wish to continue the designation	n or			Less than \$500,000	0.01 at 1.1% \$	0.00		
classification, it will be removed and the compensating or additional t be due and payable by the seller or transferor at the time of sale. (RCV	axes will			From \$500,000.01 to \$1,500,0				
84.33.140 or RCW 84.34.108). Prior to signing (3) below, you may co	ontact you	ır		From \$1,500,000.01 to \$3,000,000 at 2.75% \$ _ Above \$3,000,000 at 3.0% \$				
local county assessor for more information.						0.00		
This land does does not qualify for continuance.				Agricultural and timberla Total Excis		0.00		
						0.00		
DEPUTY ASSESSOR DATE				*Delinquent Ir		0.00		
(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) NEW OWNER(S): To continue special valuation as historic property,				Local \$ *Delinquent Penalty \$		0.00		
sign (3) below. If the new owner(s) does not wish to continue, all	sign (3) below. If the new owner(s) does not wish to continue, all				Subtotal \$			
additional tax calculated pursuant to chapter 84.26 RCW, shall be due and payable by the seller or transferor at the time of sale.				*State Technology Fee \$				
(3) NEW OWNER(S) SIGNATURE			*Affidavit Processing Fee \$		5.00			
					Total Due \$	10.00		
PRINT NAME		·		A MINIMUM OF \$10.	OO IS DUE IN FEE	C(S) AND/OR TAX		
			į		EINSTRUCTIONS			
8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE F	OREGO	ING IS	TRU	E AND CORRECT.	<del></del>			
Signature of				Signature of Grantee or Grantee's Agent	Lessia L.	darwood		
Grantor or Grantor's Agent  Tarnmy Lair	rd			$\sim$	edgerwood			
Name (print)	· ·			Name (print)	- // ~	eral		
Date & city of signing: FEB 11 2020 SAN	DIEGO	)						
Perjury: Perjury is a class C felony which is punishable by fine in an amount fixed by the court of not more that	mprisonm	pusand of	Syat Marie	(\$5,000.00), or by both imprisonment and	I fine (RCW 9A.20	.020 (1C)).		
REV 84 0001a (12/6/19)	7	, , ,		EASURER'S USE ONLY		COUNTY TREASURER		
	-1-			, ,,,,,,				

FEB 2 4 2020

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