

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>WELLS FARGO BANK N.A.</u>	2 BUYER GRANTEE	Name <u>The Secretary of Housing and Urban Development of</u> <u>Washington, D.C. 20414, His successors in interest and/or assigns</u>
	Mailing Address <u>1 Home Campus X2504-017 Customer Service</u>		Mailing Address <u>4400 Will Rogers Parkway, Suite 300</u>
	City/State/Zip <u>Des Moines, IA 50328</u>		City/State/Zip <u>Oklahoma City, OK 73108</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 _____ 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>1 052 10 001 1900</u> <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/>	List assessed value(s) _____ _____ _____ _____

4 Street address of property: 1494 COLUMBIA 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)
LOT 1, IN BLOCK 10, OF POMEROY'S ADDITION TO THE CITY OF POMEROY PARCEL ID: 1-052-10-001-1900

5 Select Land Use Code(s): <u>11 - Household, single family units</u> enter any additional codes: _____ (See back of last page for instructions) Is this property exempt from property tax per chapter 84.36 RCW (nonprofit organization)? YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> 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? 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 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 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) <u>458-61A-216(1)</u> Reason for exemption <u>TRANSFER TO MORTGAGE INSURER</u> <u>Refer to aff. 2423</u> Type of Document <u>STATUTORY WARRANTY DEED</u> Date of Document <u>1/19/15</u> Gross Selling Price \$ <u>95,469.45</u> *Personal Property (deduct) \$ <u>0.00</u> Exemption Claimed (deduct) \$ <u>95,469.45</u> Taxable Selling Price \$ <u>0.00</u> Excise Tax : State \$ <u>0.00</u> <u>0.0025</u> Local \$ <u>0.00</u> *Delinquent Interest: State \$ _____ Local \$ _____ *Delinquent Penalty \$ _____ Subtotal \$ <u>0.00</u> *State Technology Fee \$ <u>5.00</u> *Affidavit Processing Fee \$ <u>5.00</u> Total Due \$ <u>10.00</u> 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>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
Name (print) <u>Tim Donker</u>	Name (print) <u>Marta Moten</u> (WA-502611)
Date & city of signing: <u>1/24/15 San Diego</u>	Date & city of signing: <u>1/24/15 San Diego</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)).

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☐ Check box if partial sale of property

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

1 SELLER GRANTOR	Name <u>Kenneth W. Beale</u>	2 BUYER GRANTEE	Name <u>Constance J. Beale</u>
	Mailing Address <u>1219 Kirby Mavview Road</u>		Mailing Address <u>1454 Arlington Street</u>
	City/State/Zip <u>Pomeroy, WA 99347</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 _____ 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>1-056-18-003-1820-0000</u> <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/>	
List assessed value(s) _____ _____ _____ _____			

4 Street address of property: 1454 Arlington 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)
Lot 3 in Block 18 of Potter's Addition to the City of Pomeroy.

5 Select Land Use Code(s):
11 - Household, single family units
 enter any additional codes: _____
 (See back of last page for instructions)

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

6

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) 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(2)

Reason for exemption
Pursuant to Decree of Dissolution in Garfield County Superior Court Cause No: 13-3-00016-5.

Type of Document Quit Claim Deed

Date of Document 12/29/2014

Gross Selling Price \$	_____
*Personal Property (deduct) \$	_____
Exemption Claimed (deduct) \$	_____
Taxable Selling Price \$	0.00
Excise Tax : State \$	0.00
<u>0.0025</u> 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) <u>Kenneth W. Beale</u>	Name (print) <u>Constance J. Beale</u>
Date & city of signing: <u>Clarkston WA 1-8-15</u>	Date & city of signing: <u>Clarkston WA 1-8-15</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)).

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(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>Malcolm E. Greene, an unmarried man</u>	2 BUYER GRANTEE	Name <u>Wells Fargo Bank, N.A.</u>
	Mailing Address <u>4602 80th Street NE Apt L3</u>		Mailing Address <u>3476 Stateview Blvd</u>
	City/State/Zip <u>Marysville, WA 98270</u>		City/State/Zip <u>Fort Mill, SC 29715</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 _____		1-053-14-010-1010 <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)	

4 Street address of property: 1876 Columbia Street, Pomeroy, WA 99347

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)

LOTS 2, 9, 10 AND THE WEST 27 FEET OF LOT 1 IN BLOCK 14 OF MULKEY'S ADDITION TO THE CITY OF POMEROY, TOGETHER WITH THE VACATED NORTHERLY 30 FEET OF PATAHA STREET ABUTTING SAID LOTS 9 AND 10, AND THE VACATED WEST HALF OF 19TH STREET ABUTTING SAID LOT 10. SUBJECT TO THE RIGHT OF THE CITY OF POMEROY TO EXERCISE AND GRANT EASEMENTS IN RESPECT TO SAID VACATED PORTIONS OF STREETS, FOR THE CONSTRUCTION, REPAIR AND MAINTENANCE OF PUBLIC UTILITIES AND SERVICES.

5	Select Land Use Code(s): <u>11 - Household, single family units</u> enter any additional codes: _____ (See back of last page for instructions)	6	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)? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
			YES NO 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.		If claiming an exemption, list WAC number and reason for exemption:	
(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.		WAC No. (Section/Subsection) <u>458-61A-208(3)(a)</u> Reason for exemption _____ Deed in Lieu of Foreclosure DOT #20120458	
This land <input type="checkbox"/> does <input type="checkbox"/> does not qualify for continuance.		Type of Document <u>Statutory w/ Deed</u> Date of Document <u>2-11-2014</u>	
DEPUTY ASSESSOR _____ DATE _____		Gross Selling Price \$ _____	
(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.		*Personal Property (deduct) \$ _____	
(3) OWNER(S) SIGNATURE		Exemption Claimed (deduct) \$ _____	
PRINT NAME _____		Taxable Selling Price \$ <u>0.00</u>	
		Excise Tax : State \$ <u>0.00</u>	
		<u>0.0025</u> Local \$ <u>0.00</u>	
		*Delinquent Interest: State \$ _____	
		Local \$ _____	
		*Delinquent Penalty \$ _____	
		Subtotal \$ <u>0.00</u>	
		*State Technology Fee \$ <u>5.00</u>	
		*Affidavit Processing Fee \$ <u>5.00</u>	
		Total Due \$ <u>10.00</u>	
		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) <u>Malcolm E. Greene by Paula Keys</u> Date & city of signing: <u>2/10/14 Marysville, wa</u> <u>Malcolm E. Greene By Paula Keys</u>	Signature of Grantee or Grantee's Agent _____ Name (print) <u>Marcia Bailey RCO Legal P.S.</u> Date & city of signing: <u>2/15/14 Portland, Ore.</u> <u>Marcia Bailey</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)).



When Recorded Mail To:
CHERRY CREEK MORTGAGE CO.,
INC.
7600 EAST ORCHARD ROAD #250-
N
GREENWOOD VILLAGE, CO 80111
ATTN:

GA-5275

[Space Above This Line For Recording Data]

DEED OF TRUST

GREENE
Loan #: 964900383
PIN: 1-053-14-010-1010
MIN: 100030209649003836
Case #: 562-2505897-703

Abbr. Legal Description:

LOTS 2, 9, 10 AND W.27' OF LOT 1, BLK 14, MULKEY'S ADD. W/VACATED STREETS

Assessor's ID #: 1-053-14-010-1010

THIS DEED OF TRUST ("Security Instrument") is made on **SEPTEMBER 27, 2012**. The Grantor is **MALCOLM E GREENE, AN UNMARRIED PERSON** ("Borrower"). The trustee is **FIRST AMERICAN TITLE** ("Trustee"). The beneficiary is Mortgage Electronic Registration Systems, Inc. ("MERS") (solely as nominee for Lender, as hereinafter defined, and Lender's successors and assigns). MERS is organized and existing under the laws of Delaware, and has an address and telephone number of Post Office Box 2026, Flint, Michigan 48501-2026, telephone (888)679-MERS. **CHERRY CREEK MORTGAGE CO., INC.** is organized and existing under the laws of **THE STATE OF COLORADO**, and whose address is **7600 E. ORCHARD RD #250-N, GREENWOOD VILLAGE, CO 80111**, ("Lender"). Borrower owes Lender the principal sum of **ONE HUNDRED ONE THOUSAND FOUR HUNDRED FORTY-NINE AND 00/100 Dollars (U.S. \$101,449.00)**. This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on **OCTOBER 1, 2042**. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the following described property located in **GARFIELD** County, Washington:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

which has the address of **1876 COLUMBIA STREET, POMEROY, Washington 99347** ("Property Address");

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security

applicable law may require. After the time required by applicable law and after publication of the notice of sale, Trustee, without demand on Borrower, shall sell the Property at public auction to the highest bidder at the time and place and under the terms designated in the notice of sale in one or more parcels and in any order Trustee determines. Trustee may postpone sale of the Property for a period or periods permitted by applicable law by public announcement at the time and place in the notice of sale. Lender or its designee may purchase the Property at any sale.

Trustee shall deliver to the purchaser Trustee's deed conveying the Property without any covenant or warranty, expressed or implied. The recitals in the Trustee's deed shall be prima facie evidence of the truth of the statements made therein. Trustee shall apply the proceeds of the sale in the following order: (a) to all expenses of the sale, including, but not limited to, reasonable Trustee's and attorneys' fees; (b) to all sums secured by this Security Instrument; and (c) any excess to the person or persons legally entitled to it or to the clerk of the county in which the sale took place.

If the Lender's interest in this Security Instrument is held by the Secretary and the Secretary requires immediate payment in full under Paragraph 9, the Secretary may invoke the nonjudicial power of sale provided in the Single Family Mortgage Foreclosure Act of 1994 ("Act") (12 U.S.C. 3751 et seq.) by requesting a foreclosure commissioner designated under the Act to commence foreclosure and to sell the Property as provided in the Act. Nothing in the preceding sentence shall deprive the Secretary of any rights otherwise available to a Lender under this Paragraph 18 or applicable law.

19. Reconveyance. Upon payment of all sums secured by this Security Instrument, Lender shall request Trustee to reconvey the Property and shall surrender this Security Instrument and all notes evidencing debt secured by this Security Instrument to Trustee. Trustee shall reconvey the Property without warranty and without charge to the person or persons legally entitled to it. Such person or persons shall pay any recordation costs.

20. Substitute Trustee. In accordance with applicable law, Lender may from time to time appoint a successor trustee to any Trustee appointed hereunder who has ceased to act. Without conveyance of the Property, the successor trustee shall succeed to all the title, power and duties conferred upon Trustee herein and by applicable law.

21. Use of Property. The Property is not used principally for agricultural or farming purposes.

22. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument.

The Following Rider(s) are to be executed by Borrower and are attached hereto and made a part thereof [check box as applicable]:

- | | | |
|---|--|--|
| <input type="checkbox"/> Condominium Rider | <input type="checkbox"/> Growing Equity Rider | <input type="checkbox"/> Adjustable Rate Rider |
| <input type="checkbox"/> Planned Unit Development Rider | <input type="checkbox"/> Graduated Payment Rider | |
| <input type="checkbox"/> Other(s) [specify] | | |

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

Malcolm E. Greene ~~9-21-12~~
 - BORROWER - MALCOLM E GREENE - DATE - 9-27-12
MJG

[Space Below This Line For Acknowledgment]

STATE OF WASHINGTON

COUNTY OF ~~GARFIELD~~ Asotin T1

On this day personally appeared before me **MALCOLM E GREENE, AN UNMARRIED PERSON**, to me known to be the individual or individuals described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 27th day of September 2012



TONJA HATCHER
Notary Public
STATE OF WASHINGTON
Residing at Asotin, WA

Notary Public

My Commission Expires July 29, 2013 My Commission Expires: 7-29-13



TONJA HATCHER
NOTARY PUBLIC WASHINGTON
Residing at Asotin, WA
My Comm Expires July 29, 2013

Prepared By:

CHERRY CREEK MORTGAGE CO., INC.
7600 E. ORCHARD RD #250-N
GREENWOOD VILLAGE, CO 80111
(303) 320-4040

EXHIBIT 'A'

LEGAL DESCRIPTION:

Lots 2, 9, 10 and the West 27 feet of Lot 1 in Block 14 of Mulkey's Addition to the City of Pomeroy, together with the vacated northerly 30 feet of Pataha Street abutting said Lots 9 and 10, and the vacated West half of 19th Street abutting said Lot 10.

SUBJECT TO the right of the City of Pomeroy to exercise and grant easements in respect to said vacated portions of streets, for the construction, repair and maintenance of public utilities and services.

A handwritten signature in black ink, consisting of a stylized 'M' followed by a long horizontal stroke that curves upwards at the end.

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(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>Wells Fargo Bank N.A.</u>	2 BUYER GRANTEE	Name <u>Secretary of Housing and Urban Development</u>
	Mailing Address <u>3476 Statview Blvd</u>		Mailing Address <u>4400 Will Rogers Parkway, Suite 300</u>
	City/State/Zip <u>Fort Mill, SC 29715</u>		City/State/Zip <u>Oklahoma City, OK 73108</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 _____		1-053-14-010-1010 <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) <u>\$ 75,000</u>	

4 Street address of property: 1876 Columbia Street, Pomeroy, WA 9934

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)

LOTS 2, 9, 10 AND THE WEST 27 FEET OF LOT 1 IN BLOCK 14 OF MULKEY'S ADDITION TO THE CITY OF POMEROY, TOGETHER WITH THE VACATED NORTHERLY 30 FEET OF PATAHA STREET ABUTTING SAID LOTS 9 AND 10, AND THE VACATED WEST HALF OF 19TH STREET ABUTTING SAID LOT 10. SUBJECT TO THE RIGHT OF THE CITY OF POMEROY TO EXERCISE AND GRANT EASEMENTS IN RESPECT TO SAID VACATED PORTIONS OF STREETS, FOR THE CONSTRUCTION, REPAIR AND MAINTENANCE OF PUBLIC UTILITIES AND SERVICES.

5 Select Land Use Code(s):
11 - Household, single family units

enter any additional codes: _____

(See back of last page for instructions)

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

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)? ☐ ☒

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) OWNER(S) SIGNATURE

PRINT NAME

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

WAC No. (Section/Subsection) 458-61A-216

Reason for exemption _____

Deed in Lieu of Foreclosure DOT #20120458

Type of Document Statutory Warranty Deed

Date of Document 2/14/2014

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 <u>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
Name (print) <u>Kathleen Wilson, U.P.</u>	Name (print) <u>JOSEPH FRANGS</u>
Date & city of signing: <u>1/29/15 Milwaukee, WI</u>	Date & city of signing: <u>2/5/2015, AT, GA</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>Patrick J. McGreevy, Successor Trustee of the John R. McGreevy Family Trust</u>	2 BUYER GRANTEE	Name <u>Warner D. Amos and Elaine M. Amos</u>
	Mailing Address <u>2700 State Street</u>		Mailing Address <u>144 Shiloh Road</u>
	City/State/Zip <u>Pomeroy, WA 9937</u>		City/State/Zip <u>Winlock, WA 98596</u>
	Phone No. (including area code) <u>(509) 843-6176</u>		Phone No. (including area code) <u>(360) 523-4562</u>
3	Send all property tax correspondence to: <input type="checkbox"/> Same as Buyer/Grantee	4	List all real and personal property tax parcel account numbers - check box if personal property
	Name <u>Warner D. Amos and Elaine M. Amos</u>		<u>1-053-07-005-1040</u> <input type="checkbox"/>
	Mailing Address _____		<input type="checkbox"/>
	City/State/Zip _____		<input type="checkbox"/>
	Phone No. (including area code) _____		<input type="checkbox"/>
5	List assessed value(s) <u>136,724.-</u>		
4			
Street address of property: <u>1610 Main Street</u>			
This property is located in <u>Pomeroy</u>			
<input type="checkbox"/> 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)			
<u>Lot 5 in Block 7 of Mulkey's Addition to the City of Pomeroy.</u>			

5	Select Land Use Code(s): <u>11 - Household, single family units</u> enter any additional codes: _____ (See back of last page for instructions)	6	List all personal property (tangible and intangible) included in selling price.
	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)? <input type="checkbox"/> <input checked="" type="checkbox"/>		If claiming an exemption, list WAC number and reason for exemption:
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 type="checkbox"/> <input checked="" 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.		WAC No. (Section/Subsection) _____ Reason for exemption _____
(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.		Type of Document <u>Successor Trustee's Deed</u> Date of Document <u>2/17/15</u>	
(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.		Gross Selling Price \$ <u>129,500.00</u> *Personal Property (deduct) \$ <u>0.00</u> Exemption Claimed (deduct) \$ <u>0.00</u> Taxable Selling Price \$ <u>129,500.00</u> Excise Tax: State \$ <u>1,657.60</u> <u>0.0025</u> Local \$ <u>323.75</u> *Delinquent Interest: State \$ <u>0.00</u> Local \$ <u>0.00</u> *Delinquent Penalty \$ <u>0.00</u> Subtotal \$ <u>1,981.35</u> *State Technology Fee \$ <u>5.00</u> *Affidavit Processing Fee \$ <u>0.00</u> Total Due \$ <u>1,986.35</u>	
(3) OWNER(S) SIGNATURE _____ PRINT NAME		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>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
	Name (print) <u>Patrick J. McGreevy</u>	Name (print) <u>Warner D. Amos</u>
	Date & city of signing: <u>2-17-2015</u>	Date & city of signing: <u>2-17-2015</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)).		
REV 84 0001a (02/03/15)		

THIS SPACE FOR COUNTY TREASURER'S USE ONLY

FEB 18 2015

KAREN ROOSEVELT
GARFIELD COUNTY TREASURER