

REAL ESTATE EXCISE TAX AFFIDAVIT

CHAPTER 82.45 RCW - CHAPTER 458-01A WAC

PLEASE TYPE OR PRINT

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>Bruder Bohm Holdings, LLC</u>	2 BUYER GRANTEE	Name <u>Walter Riley, doing business as Riley's River Ranch</u>
	Mailing Address <u>1232 West Redwood St #1</u>		Mailing Address <u>10505 SR 127</u>
	City/State/Zip <u>San Diego, CA 92103</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 _____		2012400323000 <input type="checkbox"/>	
Mailing Address _____		2012400333010 <input type="checkbox"/>	
City/State/Zip _____		<input type="checkbox"/>	
Phone No. (including area code) _____		<input type="checkbox"/>	
4 Street address of property _____		List assessed value(s) _____	

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

5 Select Land Use Code(s): <u>02 Agriculture classified under current use chapter 84.34 RCW</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 84.35 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 checked="" type="checkbox"/> NO <input 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 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 84.34, 84.35, or RCW 84.36 (1)). 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. <u>Laura Smith</u> 12/30/14 DEPUTY ASSESSOR DATE	Type of Document <u>Statutory Warranty Deed</u> Date of Document <u>Dec 18, 2014</u> Gross Selling Price \$ <u>29,820.00</u> *Personal Property (deduct) \$ _____ Exemption Claimed (deduct) \$ _____ Taxable Selling Price \$ <u>29,820.00</u> Excise Tax : State \$ <u>381.70</u> <u>0.0025</u> Local \$ <u>74.55</u> *Delinquent Interest: State \$ _____ Local \$ _____ *Delinquent Penalty \$ _____ Subtotal \$ <u>456.25</u> *State Technology Fee \$ <u>5.00</u> *Affidavit Processing Fee \$ _____ Total Due \$ <u>461.25</u> A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX *SEE INSTRUCTIONS
(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 <u>Walter Riley</u> PRINT NAME <u>Walter Riley</u>	

I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of Grantor or Grantor's Agent <u>James Ellis</u>	Signature of Grantee or Grantee's Agent <u>Walter Riley</u>
Name (print) <u>James Ellis, Manager</u>	Name (print) <u>Walter Riley</u>
Date & city of signing: <u>12/18/14 San Diego, CA</u>	Date & city of signing: <u>12-24-14 Dayton</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, or by both imprisonment and fine (RCW 9A.20.020 (1)(c)).

REV 84 (00)1a (6-26-14)

THIS SPACE - TREASURER'S USE ONLY

COUNTY TREASURER

KAREN ROOSEVELT  
GARFIELD COUNTY TREASURER

2600

KR

## **EXHIBIT "A"**

**Situated in the County of Columbia, State of Washington, described as follows:**

A tract of land located in the North half of Section 4, Township 11 North, Range 40 East, of the Willamette, more particularly described as follows:

Beginning at the Northwest corner of said Section 4; thence North 89°43'40" East along the North line of said Section 1331.80 feet; thence South 41°16'58" East 831.92 feet; thence South 62°105'02" East 251.28 feet; thence South 54°08'23" East 408.72 feet; thence South 54°18'58" East 314.13 feet; thence South 85°30'12" East 361.64 feet; thence South 85°22'01" East 406.18 feet; thence South 58°15'35" East 655.61 feet to a point in the East line of the West half of the Northeast quarter of said Section 4; thence South 00°48'27" West along said East line 1069.85 feet, more or less, to a point in the East-West center line of said Section 4; thence South 88°56'53" West along said East-West center line, 4015.27 feet to the West Quarter corner of said Section 4; thence North 00°22'55" East along the West line of said section 4, 2708.09 feet to the Point of Beginning.

The North half and that portion of the North half of the South half of Section 5, Township 11 North, Range 40 East, of the Willamette, lying north of the County Road.

ALSO that part of the Northwest Quarter of the Southwest Quarter of said Section 5, more particularly described as follows:

Beginning at a point on the center of the County Road running in an Easterly and Westerly direction across said tract where said road intersects the West line of said Section 5; thence in an easterly direction and along the center of said County Road a distance of 300.00 feet; thence Southeasterly to a point on the South line of the Northwest Quarter of the Southwest Quarter of said Section 5, which said point is 700.00 feet East from the Southwest Corner of said 40 acre tract; thence West 700.00 feet to the West line of said Section 5; thence North along said West section line to a the Point of Beginning.

The East half of the Northeast Quarter of Section 6, Township 11 North, Range 40 East, of the Willamette.

EXCEPT Public Roads

The Northwest Quarter and the West half of the Northeast Quarter of Section 6, Township 11 North, Range 40 East, of the Willamette.

EXCEPT Public Roads

**REAL ESTATE EXCISE TAX AFFIDAVIT**

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CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

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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.

<b>1</b>	<b>SELLER GRANTOR</b> Name <u>WALTER RILEY, dba RILEY'S RIVER RANCH</u> Mailing Address _____ City/State/Zip _____ Phone No. (including area code) _____	<b>2</b>	<b>BUYER GRANTEE</b> Name <u>Walter Rilev one-half interest and Chad P. Lindgren one-half interest, dba Riley's River Ranch</u> Mailing Address _____ City/State/Zip _____ Phone No. (including area code) _____
<b>3</b>	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>2-012-40-032-3000</u> <input type="checkbox"/> <u>2-012-40-033-3010</u> <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/>	
		List assessed value(s) _____ _____ _____	

**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

<p><b>5</b> Select Land Use Code(s):  <u>83 Agriculture classified under current use chapter 84.34 RCW</u>                  enter any additional codes: _____                  (See back of last page for instructions)</p> <p style="text-align: right;">YES NO</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)? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO</p> <p><b>6</b></p> <p style="text-align: right;">YES NO</p> <p>Is this property designated as forest land per chapter 84.33 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO</p> <p>Is this property classified as current use (open space, farm and agricultural, or timber) land per chapter 84.34 RCW? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO</p> <p>Is this property receiving special valuation as historical property per chapter 84.26 RCW? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO</p> <p>If any answers are yes, complete as instructed below.</p> <p><b>(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)</b>                  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.</p> <p>This land <input checked="" type="checkbox"/> does <input type="checkbox"/> does not qualify for continuance.</p> <p><u>Jacura Smith</u> <u>12/30/14</u>                  DEPUTY ASSESSOR DATE</p> <p><b>(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)</b>                  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.</p> <p><b>(3) OWNER(S) SIGNATURE</b>  <u>Chad Lindgren</u> <u>Walter Riley</u>                  PRINT NAME</p>	<p><b>7</b> List all personal property (tangible and intangible) included in selling price.</p> <p>If claiming an exemption, list WAC number and reason for exemption:                  WAC No. (Section/Subsection) <u>458-61A-211(1)</u>                  Reason for exemption <u>Mere change in identity</u></p> <p>Type of Document <u>Quit Claim Deed</u>                  Date of Document <u>12/24/14</u></p> <table style="width:100%;"> <tr><td>Gross Selling Price \$</td><td>_____</td></tr> <tr><td>*Personal Property (deduct) \$</td><td>_____</td></tr> <tr><td>Exemption Claimed (deduct) \$</td><td>_____</td></tr> <tr><td>Taxable Selling Price \$</td><td style="text-align: right;">0.00</td></tr> <tr><td>Excise Tax : State \$</td><td style="text-align: right;">0.00</td></tr> <tr><td><div style="border: 1px solid black; padding: 2px;">0.0025</div> Local \$</td><td style="text-align: right;">0.00</td></tr> <tr><td>*Delinquent Interest: State \$</td><td>_____</td></tr> <tr><td>Local \$</td><td>_____</td></tr> <tr><td>*Delinquent Penalty \$</td><td>_____</td></tr> <tr><td>Subtotal \$</td><td style="text-align: right;">0.00</td></tr> <tr><td>*State Technology Fee \$</td><td style="text-align: right;">5.00</td></tr> <tr><td>*Affidavit Processing Fee \$</td><td>_____</td></tr> <tr><td>Total Due \$</td><td style="text-align: right;">10.00</td></tr> </table> <p>A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX                  *SEE INSTRUCTIONS</p>	Gross Selling Price \$	_____	*Personal Property (deduct) \$	_____	Exemption Claimed (deduct) \$	_____	Taxable Selling Price \$	0.00	Excise Tax : State \$	0.00	<div style="border: 1px solid black; padding: 2px;">0.0025</div> Local \$	0.00	*Delinquent Interest: State \$	_____	Local \$	_____	*Delinquent Penalty \$	_____	Subtotal \$	0.00	*State Technology Fee \$	5.00	*Affidavit Processing Fee \$	_____	Total Due \$	10.00
Gross Selling Price \$	_____																										
*Personal Property (deduct) \$	_____																										
Exemption Claimed (deduct) \$	_____																										
Taxable Selling Price \$	0.00																										
Excise Tax : State \$	0.00																										
<div style="border: 1px solid black; padding: 2px;">0.0025</div> Local \$	0.00																										
*Delinquent Interest: State \$	_____																										
Local \$	_____																										
*Delinquent Penalty \$	_____																										
Subtotal \$	0.00																										
*State Technology Fee \$	5.00																										
*Affidavit Processing Fee \$	_____																										
Total Due \$	10.00																										

**8** I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of Grantor or Grantor's Agent <u>Walter Riley</u> Name (print) <u>WALTER RILEY</u> Date & city of signing: <u>12/24/14 Dayton</u>	Signature of Grantee or Grantee's Agent <u>Chad Lindgren</u> Name (print) <u>CHAD LINDGREN</u> Date & city of signing: <u>12/24/14 Dayton</u>
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**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"**

**Situated in the County of Garfield, State of Washington, described as follows:**

A tract of land in the Southwest Quarter of Section 32, Township 12 North, Range 40 East, of the Willamette, more particularly described as follows:

Commencing at the Southwest corner of said Section 32, said point being the True Point of Beginning; thence North 00°30'44" East 1371.49 feet along the West line of said Southwest Quarter of said Section 32; thence South 65°10'35" East 551.99 feet; thence North 88°44'59" East 853.96 feet; thence South 54°24'32" East 551.67 feet; thence South 83°25'58" East 333.33 feet; thence South 04°10'54" West 57.68 feet; thence South 77°48'51" East 553.38 feet to a point on the East line of said Southwest Quarter; thence South 00°23'48" West 612.08 feet along said East line to the Southeast corner of said Southwest Quarter; thence South 89°43'40" West 2679.27 feet along the South line of said Southwest Quarter to the Southwest corner thereof and the True Point of Beginning.

ALSO beginning at the Southwest corner of Section 33, Township 12 North, Range 40, East, of the Willamette, thence North 89°43'40" East along the South line of said Section 1331.80 feet; thence North 41°16'58" West 151.07 feet; thence North 16°40'14" West 606.17 feet; thence North 31°31'52" West 619.83 feet; thence North 32°06'00" West 612.81 feet; thence North 50°49'18" West 20.50 feet; thence North 67°06'06" West 247.06 feet; thence South 63°29'38" West 184.32 feet, more or less, to a point in the West line of said Section 33; thence South 0°00'00" West along said West line 1774.81 feet to the point of beginning.



PLEASE TYPE OR PRINT

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

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☐ Check box if partial sale of property

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

SELLER GRANTOR	Name <u>Jonathan Harker</u>	BUYER GRANTEE	Name <u>Penny A. Melder</u>
	Mailing Address <u>105 Alpowa Creek Road</u>		Mailing Address <u>105 Alpowa Creek Road</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) _____
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>Penny A. Melder</u>		20114401730100000 <input type="checkbox"/>	
Mailing Address <u>105 Alpowa Creek Road</u>		20114402020300000 <input type="checkbox"/>	
City/State/Zip <u>Clarkston WA 99403</u>		<input type="checkbox"/>	
Phone No. (including area code) _____		<input type="checkbox"/>	
		List assessed value(s)	

1 Street address of property: 105 Alpowa Creek Road, Pomeroy, WA 99347

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

☐ Check box if any of the listed parcels are being segregated from a larger parcel.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)  
see attached legal

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

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"/>
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 ☐ 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 \_\_\_\_\_

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 Community Property Separation for financing purposes

Type of Document Real Estate Contract (REC) Quit Claim Deed

Date of Document 12/19/14

Gross Selling Price \$	0.00
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	0.00
Taxable Selling Price \$	0.00
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

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>Jonathan Harker</u>	Name (print) <u>Penny A. Melder</u>
Date & city of signing: <u>12-22-14, Clarkston, WA</u>	Date & city of signing: <u>12-22-14, 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)).

REV 84 0001a (02/13/07)

THIS SPACE - TREASURER'S USE ONLY

PAYED  
DEC 30 2014

COUNTY TREASURER

KAREN ROOSEVELT  
GARFIELD COUNTY TREASURER

2602

KR

EXHIBIT "A"

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

In Township 11 North, Range 44 E.W.M.

That part of the Northeast quarter of the Northwest quarter and the Northwest quarter of the Northeast quarter of Section 20, and that part of the Southeast quarter of the Southwest quarter and the Southwest quarter of the Southeast quarter of Section 17, more particularly described as follows:

Commencing at the Southwest corner of said Northeast quarter of the Northwest quarter of Section 20; thence North  $51^{\circ}12'23''$  East 1464.50 feet to the True Point of Beginning; thence continue North  $51^{\circ}12'23''$  East 453.37 feet; thence North  $24^{\circ}59'09''$  East 586.77 feet to a point on the centerline of the County Road; thence South  $80^{\circ}56'07''$  West along said centerline 7.76 feet to a point of curve; thence around a curve to the right with a radius of 2500.00 feet for a distance of 283.13 feet; thence South  $87^{\circ}25'27''$  West 71.23 feet to a point of curve; thence around a curve to the left with a radius of 400.00 feet for a distance of 97.43 feet; thence South  $73^{\circ}28'04''$  West 122.44 feet to a point of curve; thence around a curve to the left with a radius of 250.00 feet for a distance of 101.86 feet; thence South  $50^{\circ}07'24''$  West 171.97 feet to a point of curve; thence around a curve to the left with a radius of 350.00 feet for a distance of 53.39 feet; thence South  $41^{\circ}23'00''$  West 293.52 feet; thence South  $53^{\circ}23'26''$  East 530.37 feet to the place of beginning.

EXCEPT public road right of way.

✓ INITIAL  
JH/ pr

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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.

<b>1</b> SELLER GRANTOR	Name <u>Walter W. Wolf and Doris Ann Wolf</u>	<b>2</b> BUYER GRANTEE	Name <u>Steven R. Ledgerwood and Holly J. Ledgerwood</u>
	Mailing Address <u>1255 Arlington</u>		Mailing Address <u>16 Valentine Ridge</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)
<b>3</b> 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 _____		2-012-43-034-1000 <input checked="" 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>\$223,500 land (iop)</u>	

**4** Street address of property: None assigned, Pomeroy, Washington

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)  
In Township 12 North, Range 43 E.W.M., That part of the North half of Section 34, more particularly described on the legal description attached and incorporated herein by this reference.

**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)? ☐ ☒

**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.  
Laura Smelt 12/29/14  
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**  
Steven R. Ledgerwood Holly Jo Ledgerwood  
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 Warranty Deed  
Date of Document 12/22/14

Gross Selling Price \$	10,200.00
*Personal Property (deduct) \$	
Exemption Claimed (deduct) \$	
Taxable Selling Price \$	10,200.00
Excise Tax : State \$	130.56
<u>0.0025</u> Local \$	25.50
*Delinquent Interest: State \$	
Local \$	
*Delinquent Penalty \$	
Subtotal \$	156.06
*State Technology Fee \$	5.00
*Affidavit Processing Fee \$	
Total Due \$	161.06

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 Walter W. Wolf  
Name (print) Walter W. Wolf  
Date & city of signing: 12/22/14 Clarkston, WA

Signature of Grantee or Grantee's Agent Steven R. Ledgerwood  
Name (print) Steven R. Ledgerwood  
Date & city of signing: 12/22/14 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)).

## SCHEDULE C

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

In Township 12 North, Range 43 E.W.M

That part of the North half of Section 34, more particularly described as follows:  
Commencing at the Northeast corner of said Section 34; thence South 48°32'58" West 3462.80 feet (record bears South 48°57'54" West 3462.80 feet) to a point on centerline of Valentine Ridge Road, said point being the True Place of Beginning; thence North 87°20'00" East along said centerline 46.03 feet; thence South 17°01'19" West 358.14 feet to a point on the South line of said North half; thence North 89°23'38" West along said South line 1221.45 feet to a point on the centerline of the Kirby Mayview Road; thence North 00°47'00" West along said centerline 77.55 feet to a point of intersection of Valentine Ridge Road; thence North 76°23'00" East along the centerline of said Valentine Ridge Road 798.76 feet to a point of curve; thence along said centerline around a curve to the right with a radius of 2100.00 feet for a distance of 53.07 feet; thence South 13°04'56" East 83.06 feet (record bears South 12°40"E.); thence South 58°24'56" East 251.03 feet (record bears South 58°00'E.); thence South 89°39'56" East 174.02 feet (record bears South 89°15'E.); thence North 10°02'04" East 267.44 feet (record bears North 10°27'E.) to the place of beginning.

EXCEPT public road rights of way.

All bearings are referred to the Washington Coordinate System (South Zone).

**REAL ESTATE EXCISE TAX AFFIDAVIT**

CHAPTER 82.45 RCW -- CHAPTER 458-61A WAC

This form is your receipt  
when stamped by cashier.

PLEASE TYPE OR PRINT

**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.

<b>SELLER GRANTOR</b>	1 Name <u>Katrina Bolland</u>	<b>BUYER GRANTEE</b>	2 Name <u>Kyle A. Landkammer</u>
	<u>Matthew Bolland</u>		
	Mailing Address <u>1472 Main Street</u>		Mailing Address <u>521 Hutchens Hill Road</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: ☒ Same as Buyer/Grantee

Name Kyle A. Landkammer

Mailing Address 521 Hutchens Hill Road

City/State/Zip Pomeroy WA 99347

Phone No. (including area code) \_\_\_\_\_

List all real and personal property tax parcel account numbers -- check box if personal property

20114201420100000	<input type="checkbox"/>
20114201540100000	<input type="checkbox"/>
	<input type="checkbox"/>
	<input type="checkbox"/>

List assessed value(s)

4 Street address of property: 521 Hutchens Hill Road, Pomeroy, WA 99347

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

☐ 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.

see attached on back

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) \_\_\_\_\_

Reason for exemption \_\_\_\_\_

Type of Document Statutory Warranty Deed (SWD)

Date of Document 12/30/14

Gross Selling Price \$	235,000.00
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	0.00
Taxable Selling Price \$	235,000.00
Excise Tax : State \$	3,008.00
Local \$	587.50
*Delinquent Interest: State \$	0.00
Local \$	0.00
*Delinquent Penalty \$	0.00
Subtotal \$	3,595.50
*State Technology Fee \$	5.00
*Affidavit Processing Fee \$	0.00
Total Due \$	3,600.50

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 Katrina Bolland

Name (print) Katrina Bolland

Date & city of signing: 12-30-14 Clarkston WA

Signature of Grantee or Grantee's Agent Kyle A. Landkammer

Name (print) Kyle A. Landkammer

Date & city of signing: 12-30-14 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)).

DEC 31 2014

2604

KAREN ROOSEVELT  
GARFIELD COUNTY TREASURER

KR

## EXHIBIT "A"

253629

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

In Township 11 North, Range 42 E.W.M.

Beginning at the Quarter Section corner between SEctions 14 and 15; thence South following the Section line 874.5 feet; thence West 178.2 feet; thence North 20°00' West 933.9 feet to the line between the Northeast quarter and the Southeast quarter of said Section 15; thence West on said line 300.0 feet; thence North 200.0 feet; thence East 850.0 feet; thence South 200.0 feet; thence West 50.0 feet to the place of beginning.

EXCEPT public road right of way.



PLEASE TYPE OR PRINT

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

(See back of last page for instructions)

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☐ Check box if partial sale of property

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

SELLER GRANTOR	Name	Heaton Gulch, LLC	BUYER GRANTEE	Name	Gary M. Wold Danielle R. Wold and Lucretia F. Patchen	
	Mailing Address	5107 NE 94th A S-B		Mailing Address	1738 Ingram Rd	
	City/State/Zip	Vancouver WA 98662		City/State/Zip	Clarkston WA 99403	
	Phone No. (including area code)			Phone No. (including area code)		
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			20124101330000000 <input type="checkbox"/>			
Mailing Address			20124102410000000 <input type="checkbox"/>			
City/State/Zip						
Phone No. (including area code)						

Street address of property: Land Only, Pomeroy, WA

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

☐ Check box if any of the listed parcels are being segregated from a larger parcel.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)  
see attached legal description

Select Land Use Code(s):  
91 Undeveloped land (land only)

enter any additional codes:

(See back of last page for instructions)

	YES	NO
Is this property exempt from property tax per chapter 84.36 RCW (nonprofit organization)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

	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?	<input checked="" 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.

(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.

*Laura J. Meel* 1/2/15  
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

*Gary M. Wold* *Danielle R. Wold*  
PRINT NAME  
GARY M. WOLD Danielle R. Wold

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 (SWD)

Date of Document 12/26/14

Gross Selling Price	\$	389,900.00
*Personal Property (deduct)	\$	0.00
Exemption Claimed (deduct)	\$	0.00
Taxable Selling Price	\$	389,900.00
Excise Tax : State	\$	4,990.72
Local	\$	974.75
*Delinquent Interest: State	\$	0.00
Local	\$	0.00
*Delinquent Penalty	\$	0.00
Subtotal	\$	5,965.47
*State Technology Fee	\$	5.00
*Affidavit Processing Fee	\$	0.00
Total Due	\$	5,970.47

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

I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of Grantor or Grantor's Agent *[Signature]*  
Name (print) Heaton Gulch, LLC  
Date & city of signing: 12/23/14, Clarkston WA

Signature of Grantee or Grantee's Agent *[Signature]*  
Name (print) Gary M. Wold  
Date & city of signing: 12/26/2014 - 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 (02/13/07)

THIS SPACE - TREASURER'S USE ONLY

JAN 02 2015

COUNTY TREASURER

KAREN ROOSEVELT  
GARFIELD COUNTY TREASURER

2605



PLEASE TYPE OR PRINT

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

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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.

SELLER GRANTOR	Name	Heaton Gulch, LLC	
	Mailing Address	5107 NE 94th A S-B	
	City/State/Zip	Vancouver WA 98662	
	Phone No. (including area code)		
BUYER GRANTEE	Name	Gary M. Wold Danielle R. Wold and Lucretia F. Patchen	
	Mailing Address	1738 Ingram Rd	
	City/State/Zip	Clarkston WA 99403	
	Phone No. (including area code)		
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		20124101330000000 <input type="checkbox"/>	
Mailing Address		20124102410000000 <input type="checkbox"/>	
City/State/Zip		<input type="checkbox"/>	
Phone No. (including area code)		<input type="checkbox"/>	
		List assessed value(s)	

Street address of property: Land Only, Pomeroy, WA

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

☐ Check box if any of the listed parcels are being segregated from a larger parcel.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)  
see attached legal description

Select Land Use Code(s):  
91 Undeveloped land (land only)

enter any additional codes: \_\_\_\_\_  
(See back of last page for instructions)

	YES	NO
Is this property exempt from property tax per chapter 84.36 RCW (nonprofit organization)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

	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?	<input checked="" 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.

**(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.

Debra Smeel 1/2/15  
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**

Lucretia F. Patchen  
PRINT NAME

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 (SWD)  
Date of Document 12/26/14

Gross Selling Price \$	389,900.00
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	0.00
Taxable Selling Price \$	389,900.00
Excise Tax : State \$	4,990.72
Local \$	974.75
*Delinquent Interest: State \$	0.00
Local \$	0.00
*Delinquent Penalty \$	0.00
Subtotal \$	5,965.47
*State Technology Fee \$	5.00
*Affidavit Processing Fee \$	0.00
Total Due \$	5,970.47

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

I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of  
Grantor or Grantor's Agent \_\_\_\_\_  
Name (print) Heaton Gulch, LLC  
Date & city of signing: \_\_\_\_\_

Signature of  
Grantee or Grantee's Agent \_\_\_\_\_  
Name (print) Gary M. Wold  
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 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 (02/13/07)

THIS SPACE - TREASURER'S USE ONLY

KAREN ROOSEVELT  
GARFIELD COUNTY TREASURER

COUNTY TREASURER

Order No. GA-5490

### SCHEDULE C

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

In Township 12 North, Range 41 E.W.M.

The South half of the North half, and the South half of Section 13.

The Northeast quarter of Section 24.

EXCEPT public road rights of way.



PLEASE TYPE OR PRINT

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  
(See back of last page for instructions)

2606

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☐ Check box if partial sale of property

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

SELLER GRANTOR	Name <u>Guy Patchen</u>	BUYER GRANTEE	Name <u>Gary M. Wold</u> <u>Danielle R. Wold and Lucretia F. Patchen</u>
	Mailing Address <u>65738 Hwy 2</u>		Mailing Address <u>1738 Ingram Road</u>
	City/State/Zip <u>Bonnars Ferry ID 83805</u>		City/State/Zip <u>Clarkston WA 99403</u>
	Phone No. (including area code) _____		Phone No. (including area code) _____
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>Gary M. Wold Danielle R. Wold and Lucretia F.</u>		<u>201241013300000000</u> <input type="checkbox"/>	
Mailing Address <u>1738 Ingram Road</u>		<u>201241024100000000</u> <input type="checkbox"/>	
City/State/Zip <u>Clarkston WA 99403</u>		_____ <input type="checkbox"/>	
Phone No. (including area code) _____		_____ <input type="checkbox"/>	
		List assessed value(s)	

1 Street address of property: Land Only

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

☐ Check box if any of the listed parcels are being segregated from a larger parcel.

Legal description of property (if more space is needed, you may attach a separate sheet to each page of the affidavit)  
see attached legal

Select Land Use Code(s):  
91 Undeveloped land (land only)

enter any additional codes: \_\_\_\_\_  
(See back of last page for instructions)

	YES	NO
Is this property exempt from property tax per chapter 84.36 RCW (nonprofit organization)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

	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?	<input checked="" 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.

(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] 1/2/15  
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  
on file  
PRINT NAME

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 Community property separation for financing/taxing purposes

Type of Document Quit Claim Deed (QCD)

Date of Document 12/26/14

Gross Selling Price \$	0.00
*Personal Property (deduct) \$	0.00
Exemption Claimed (deduct) \$	0.00
Taxable Selling Price \$	0.00
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

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>Guy Patchen</u>	Name (print) <u>Gary M. Wold</u>
Date & city of signing: <u>12/26/2014, Clarkston, WA</u>	Date & city of signing: <u>12/26/2014, 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)).

REV 84 0001a (02/13/07)

THIS SPACE - TREASURER'S USE ONLY

PAID  
JAN 02 2015

KAREN ROOSEVELT  
GARFIELD COUNTY TREASURER

COUNTY TREASURER

2606

KR

Order No. GA-5490

### SCHEDULE C

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

In Township 12 North, Range 41 E.W.M.

The South half of the North half, and the South half of Section 13.

The Northeast quarter of Section 24.

EXCEPT public road rights of way.



PLEASE TYPE OR PRINT

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

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2607

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>Angela M Collins, Michael J McKeirnan and Eileen M Koth</u>	2 BUYER GRANTEE	Name <u>Cavan Fields LLC, a Washington Limited Liability Co</u> <u>c/o Michael J. McKeirnan</u>	
	Mailing Address <u>197 Mojonner Rd</u>		Mailing Address <u>197 Mojonner Rd</u>	
	City/State/Zip <u>Walla Walla, WA 99362</u>		City/State/Zip <u>Walla Walla, WA 99362</u>	
	Phone No. (including area code) <u>(509) 301-5341</u>		Phone No. (including area code) <u>(509) 301-5341</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 _____				
Mailing Address _____				
City/State/Zip _____				
Phone No. (including area code) _____				
		<u>1-050-17-008-3050</u> <input type="checkbox"/>		
			<input type="checkbox"/>	
			<input type="checkbox"/>	
			<input type="checkbox"/>	

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 ATTACHED EXHIBIT "A"**

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

	YES	NO
Is this property exempt from property tax per chapter 84.36 RCW (nonprofit organization)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

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?	<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.

**(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-211 (2) (5)

Reason for exemption Transfer to a wholly owned LLC

Type of Document Quitclaim Deed

Date of Document 11-29-14

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 <u>[Signature]</u>	Signature of Grantee or Grantee's Agent <u>[Signature]</u>
Name (print) <u>Michael J McKeirnan</u>	Name (print) <u>Michael J McKeirnan, member</u>
Date & city of signing: <u>12-31-14 Walla Walla</u>	Date & city of signing: <u>12-31-14 Walla Walla</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)).

EXHIBIT "A"

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

Lot 8 in Block 17 of the original town, now City of Pomeroy, and that part of Lot 9 in said Block 17, more particularly described as follows:

Beginning at the Southeast corner of said Lot 9; thence North along the East line of said Lot 9 a distance of 95 feet; thence at right angles West 10 feet; thence at right angles South 95 feet to the South line of said Lot 9; thence East along said South line to the place of beginning.

This form is your receipt  
when stamped by cashier.

CHAPTER 82.45 RCW – CHAPTER 458-61A WAC

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

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

4 Street address of property: 894 Main Street

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 twenty (20) feet of Lot 5 in Block 7 of the Original Town, now City, of Pomeroy, Washington.

<div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">5    Select Land Use Code(s): 64 - Repair services</div> <div>enter any additional codes: _____ (See back of last page for instructions)</div> <div style="text-align: right; margin-right: 20px;">YES    NO</div> <div>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"/></div>	<div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">7    List all personal property (tangible and intangible) included in selling price.  </div> <div>If claiming an exemption, list WAC number and reason for exemption: WAC No. (Section/Subsection) _____ Reason for exemption _____</div> <div>Type of Document    <u>Statutory Warranty Deed</u> Date of Document    <u>1/8/15</u></div> <div style="text-align: right; margin-right: 20px;">Gross Selling Price \$    <u>25,000.00</u> *Personal Property (deduct) \$    _____ Exemption Claimed (deduct) \$    _____ Taxable Selling Price \$    <u>25,000.00</u> Excise Tax : State \$    <u>320.00</u>                                     Local \$    <u>62.50</u> *Delinquent Interest: State \$    _____                                     Local \$    _____ *Delinquent Penalty \$    _____ Subtotal \$    <u>382.50</u> *State Technology Fee \$    <u>5.00</u> *Affidavit Processing Fee \$    _____ Total Due \$    <u>387.50</u></div>
<div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">6   </div> <div style="text-align: right; margin-right: 20px;">YES    NO</div> <div>Is this property designated as forest land per chapter 84.33 RCW?    <input type="checkbox"/>    <input checked="" type="checkbox"/></div> <div>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"/></div> <div>Is this property receiving special valuation as historical property per chapter 84.26 RCW?    <input type="checkbox"/>    <input checked="" type="checkbox"/></div> <div>If any answers are yes, complete as instructed below.</div> <div><b>(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)</b> 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.</div> <div style="text-align: right; margin-right: 20px;">DEPUTY ASSESSOR    DATE</div> <div><b>(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)</b> 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.</div> <div><b>(3) OWNER(S) SIGNATURE</b></div> <div style="text-align: center; margin-top: 20px;">PRINT NAME</div>	
<b>A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX</b> *SEE INSTRUCTIONS	

8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Signature of Grantor or Grantor's Agent <u>Roger Hill</u>	Signature of Grantee or Grantee's Agent <u>R B</u>
Name (print) <u>Roger Hill Karen Hill</u>	Name (print) <u>Robert B. Chaffin</u>
Date & city of signing: <u>1/8/15 Pomero, WA</u>	Date & city of signing: <u>1-7-2015 Dayton, 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)).