

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

Only for sales in a single location code on or after November 1, 2022.

This affidavit will not be accepted unless all areas on all pages are fully and accurately completed.

This form is your receipt when stamped by cashier. Please type or print.

3823

☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name William C. Gerber

Mailing address PO Box 782

City/state/zip Pomeroy WA 99347

Phone (including area code) 208 750 6661

2 Buyer/Grantee

Name Douglas R. Wessels

Mailing address 277 22nd Street

City/state/zip Pomeroy WA 99347

Phone (including area code) 509 843 7341

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name _____

Mailing address _____

City/state/zip _____

List all real and personal property tax parcel account numbers

1-054-68-003-2180

Personal property?

☐

Assessed value(s)

\$ 10,300.00

☐

\$ 0.00

☐

\$ 0.00

4 Street address of property 277 22nd St

This property is located in Garfield (for unincorporated locations please select your county)

☐ Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged.

Legal description of property (if you need more space, attach a separate sheet to each page of the affidavit).

Lot 3 in Block 68 of the Depot Addition to the City of Pomeroy;

5 09 - Land with mobile home

Enter any additional codes _____

(see back of last page for instructions)

Was the seller receiving a property tax exemption or deferral under RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? ☐ Yes ☒ No

Is this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions) ☐ Yes ☒ No

6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No

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

Is this property receiving special valuation as historical property per RCW 84.26? ☐ Yes ☒ No

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)

NEW OWNER(S): To continue the current designation as forest land or classification as current use (open space, farm and agriculture, or timber) land, you must sign on (3) below. The county assessor must then determine if the land transferred continues to qualify and will indicate by signing below. If the land no longer qualifies or you do not wish to continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.

This land: ☐ does ☐ does not qualify for continuance.

Deputy assessor signature _____

Date _____

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Signature _____

Signature _____

Print name _____

Print name _____

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

Signature of grantor or agent William C. Gerber

Name (print) William C. Gerber

Date & city of signing 1 February 2023 - Pomeroy 99347

Signature of grantee or agent Douglas R. Wessels

Name (print) Douglas R. Wessels

Date & city of signing 1 Feb 2023 - Pomeroy 99347

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).

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

Only for sales in a single location code on or after January 1, 2020.
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This form is your receipt when stamped by cashier. *Please type or print.*

3824

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

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

Seller/Grantor

Name Aileen Bristow

Mailing address 206 Connell Hill Rd

City/state/zip Pomeroy, WA 99347

Phone (including area code) (360) 909-4110

Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name _____

Mailing address _____

City/state/zip _____

Street address of property _____

This property is located in Garfield County (for unincorporated locations please select your county)

☐ Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged.

Legal description of property (if you need more space, attach a separate sheet to each page of the affidavit).

See Exhibit A

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 RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? ☐ Yes ☒ No

Is this property predominantly used for timber (as classified under RCW 84.84 and 84.33) or agriculture (as classified under RCW 84.34.020)? See ETA 3215. ☐ Yes ☒ No

If yes, complete the predominate use calculator (see instructions for section 5).

Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No

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

Is this property receiving special valuation as historical property per RCW 84.26? ☐ Yes ☒ No

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)

NEW OWNER(S): To continue the current designation as forest land or classification as current use (open space, farm and agriculture, or timber) land, **you must sign on (3) below.** The county assessor must then determine if the land transferred continues to qualify and will indicate by signing below. If the land no longer qualifies or you do not wish to continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.

This land: ☐ does ☒ does not qualify for

Continuance Brenda Lockard 2-3-2023
Deputy assessor signature Date

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, **sign (3) below.** If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Signature _____

Print name _____

Signature _____

Print name _____

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

Signature of grantor or agent Aileen Bristow

Name (print) Aileen Bristow

Date & city of signing 2-3-23 Pomeroy, WA

Signature of grantee or agent Thomas A. Hancy

Name (print) Thomas A. Hancy

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 \$5000, or by both imprisonment and fine (RCW 9A.20.020(1c)).

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PAID
FEB 03 2023

TERESA SUMMERS
GARFIELD COUNTY TREASURER

3824

EXHIBIT A

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 Northwest quarter of said Section 4 and of the Northeast quarter of said Section 5, more particularly described as follows:

Commencing at the North quarter corner of said Section 4; thence South $82^{\circ}47'41''$ West 2612.84 feet to a point on the centerline of Bell Plain Road, said point being the True Point of Beginning;

thence South $32^{\circ}46'$ West along said centerline 181.41 feet to a point of curve;

thence continue along said centerline around a curve to the left with a radius of 700.00 feet for a distance of 410.09 feet;

thence South $00^{\circ}48'$ East along said centerline 116.62 feet to a point of curve;

thence continue along said centerline around a curve to the right with a radius of 200.00 feet for a distance of 121.13 feet;

thence South $33^{\circ}54'$ West along said centerline 93.67 feet;

thence South $80^{\circ}58'$ West 167.85 feet; thence North $15^{\circ}12'$ West 135.72 feet;

thence North $37^{\circ}47'$ West 97.23 feet; thence North $10^{\circ}23'$ West 220.17 feet;

thence North $15^{\circ}30'$ West 146.04 feet; thence North $33^{\circ}41'$ West 160.07 feet;

thence North $78^{\circ}16'$ East 182.75 feet; thence North $75^{\circ}29'$ East 561.49 feet to the place of beginning.

EXCEPT public road right of way.

SUBJECT TO an easement over said tract for emergency and field access lying 15 feet on each side of the following described centerline:

Commencing at the Northwest corner of said excepted tract; thence North $78^{\circ}16'$ East 154.68 feet to the True Place of Beginning of said centerline;

thence South $58^{\circ}57'$ East 54.07 feet; thence South $21^{\circ}36'$ East 153.51 feet;

thence South $07^{\circ}25'$ East 145.93 feet; thence South $24^{\circ}42'$ East 405.10 feet to a point on the centerline of Bell Plain Road, said point being the terminus of said easement centerline.

3824

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

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

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

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

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

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

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

Reasons held in escrow: _____

Signature

Firm Name

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

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

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

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

A: Gifts with consideration

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

B: Gifts without consideration

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

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

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

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

Arlene Bristow

Grantor's Signature

Arlene Bristow

Grantee's Signature

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

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

NOTE: Exchange Facilitator must sign below.

Exchange Facilitator's Signature

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

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

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☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name

1 Seller/Grantor

Name Raymond E. Jennings (deceased) & Pamela K. Jennings

Mailing address 3390 N. Holiday Dr.

City/state/zip Crystal River, FL 34428

Phone (including area code) 509-438-6683

2 Buyer/Grantee

Name Alex Stratton

Mailing address 5116 Antiqua Dr.

City/state/zip Pasco, WA 99301

Phone (including area code) 509-438-6683

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name _____

Mailing address _____

City/state/zip _____

List all real and personal property tax
parcel account numbers

20104203310400000

Personal
property?

☐

☐

☐

Assessed
value(s)

\$0.00 \$21,140

\$0.00-

\$0.00

4 Street address of property

This property is located in Garfield ☐ (for unincorporated locations please select your county)

☐ Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged
Legal description of property (if you need more space, attach a separate sheet to each page of the affidavit).

SE 1/4 NE 1/4 NE 1/4 ALLEN LAND

5

19 - Vacation and cabin

Enter any additional codes _____

(see back of last page for instructions)

Was the seller receiving a property tax exemption or deferral
under RCW 84.36, 84.37, or 84.38 (nonprofit org., senior
citizen or disabled person, homeowner with limited income)? ☐ Yes ☒ No

Is this property predominately used for timber (as classified
under RCW 84.34 and 84.33) or agriculture (as classified under
RCW 84.34.020) and will continue in it's current use? If yes and
the transfer involves multiple parcels with different classifications,
complete the predominate use calculator (see instructions). ☐ Yes ☒ No

6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No
Is this property classified as current use (open space, farm
and agricultural, or timber) land per RCW 84.34? ☐ Yes ☒ No

Is this property receiving special valuation as historical
property per RCW 84.26? ☐ Yes ☒ No

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)

NEW OWNER(S): To continue the current designation as forest land
or classification as current use (open space, farm and agriculture, or
timber) land, you must sign on (3) below. The county assessor must then
determine if the land transferred continues to qualify and will indicate
by signing below. If the land no longer qualifies or you do not wish to
continue the designation or classification, it will be removed and the
compensating or additional taxes will be due and payable by the seller
or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to
signing (3) below, you may contact your local county assessor for more
information.

This land: ☐ does ☒ does not qualify for
continuance.

Deputy assessor signature _____

Date 2-7-23

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, sign
(3) below. If the new owner(s) doesn't wish to continue, all additional tax
calculated pursuant to RCW 84.26, shall be due and payable by the seller
or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Signature _____

Signature _____

Print name _____

Print name _____

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

Signature of grantor or agent _____

Name (print) Pamela K Jennings

Date & city of signing 1-28-2023 Crystal River

Signature of grantor or agent _____

Name (print) Alex Stratton

Date & city of signing 1-23-23 Pasco

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

Gross selling price	10,000.00
*Personal property (deduct)	0.00
Exemption claimed (deduct)	0.00
Taxable selling price	10,000.00
Excise tax: state	
Less than \$525,000.01 at 1.1%	110.00
From \$525,000.01 to \$1,525,000 at 1.28%	0.00
From \$1,525,000.01 to \$3,025,000 at 2.75%	0.00
Above \$3,025,000 at 4%	0.00
Agricultural and timberland at 1.28%	0.00
Total excise tax: state	110.00
Local	25.00
*Delinquent interest: state	0.00
Local	0.00
*Delinquent penalty	0.00
Subtotal	135.00
*State technology fee	5.00
Affidavit processing fee	0.00
Total due	140.00

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by
a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).
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(TTY) users may use the WA Relay Service by calling 711.

REV 84.0001A (12/1/22)

THIS SPACE: TREASURER'S USE ONLY

COUNTY TREASURER

TERESA SUMMERS
GARFIELD COUNTY TREASURER

3825
CB

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

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3826

☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name Elaine G. Reeves

Mailing address 175 Alpowa Creek Rd
City/state/zip Clarkston, WA 99403
Phone (including area code) 509 552 0098

2 Buyer/Grantee

Name Mark Scheer and Amanda Scheer

Mailing address 612 W. Highland Ave
City/state/zip Nampa, ID 83686
Phone (including area code) 208 308 7258

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name Mark Scheer

Amanda Scheer

Mailing address 612 W. Highland Ave
City/state/zip Nampa, ID 83686

List all real and personal property tax parcel account numbers

2-011-44-020-2010-0000

Personal property?

☐

Assessed value(s)

\$ 214,689.00

☐

\$ 0.00

☐

\$ 0.00

4 Street address of property 143 Alpowa Creek Road, Clarkston, WA 99403

This property is located in Garfield County (for unincorporated locations please select your county)

☒ Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged.

Legal description of property (if you need more space, attach a separate sheet to each page of the affidavit).

See Attached Exhibit "A"

5 91 - Undeveloped land (land only)

Enter any additional codes _____
(see back of last page for instructions)

Was the seller receiving a property tax exemption or deferral under RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? ☐ Yes ☒ No

Is this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions) ☐ Yes ☒ No

6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No

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

Is this property receiving special valuation as historical property per RCW 84.26? ☐ Yes ☒ No

If any answers are yes, complete as instructed below.

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This land: ☐ does ☒ does not qualify for continuance

Bruce Rockard 2.9.2023
Deputy assessor signature Date

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Signature _____ Signature _____
Print name _____ Print name _____

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

WAC number (section/subsection) _____

Reason for exemption _____

Type of document Statutory Warranty Deed

Date of document 1/23/2023

Gross selling price	110,000.00
*Personal property (deduct)	0.00
Exemption claimed (deduct)	0.00
Taxable selling price	110,000.00
Excise tax: state	
Less than \$525,000.01 at 1.1%	1,210.00
From \$525,000.01 to \$1,525,000 at 1.28%	0.00
From \$1,525,000.01 to \$3,025,000 at 2.75%	0.00
Above \$3,025,000 at 3%	0.00
Agricultural and timberland at 1.28%	0.00
Total excise tax: state	1,210.00
0.0025 Local	275.00
*Delinquent interest: state	0.00
Local	0.00
*Delinquent penalty	0.00
Subtotal	1,485.00
*State technology fee	5.00
Affidavit processing fee	0.00
Total due	1,490.00

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 agent Elaine Reeves
Name (print) Elaine G. Reeves
Date & city of signing 2/7/23 Clarkston

Signature of grantee or agent Mark Scheer
Name (print) Mark Scheer
Date & city of signing 1/23/2023 Clarkston

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).

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File No. 628707

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 Northwest quarter of the Northwest quarter of Section 20, more particularly described as follows:

Commencing at the Southeast corner of the Northwest quarter of the Northwest quarter; thence along the East line thereof, North 03°05'21" West 540.36 feet to the True Point of Beginning; thence continue along said East line, North 03°05'21" West 389.46 feet to a point on the centerline of the Alpowa Creek Road; thence along said centerline the following four (4) courses; thence South 66°26'06" West 432.22 feet; thence through a tangent curve to the right having an arc length of 36.21 feet, a radius of 218.81 feet, the long chord of which bears South 71°10'31" West 36.16 feet; thence South 75°54'55" West 101.35 feet; thence South 77°33'28" West 127.40 feet; thence leaving said centerline, South 19°24'31" East 312.19 feet; thence South 84°06'55" East 52.43 feet; thence North 41°01'25" East 79.85 feet; thence North 88°56'12" East 56.51 feet; thence South 03°05'21" East 41.65 feet; thence North 79°50'37" East 23.29 feet; thence North 73°47'45" East 102.28 feet; thence North 79°29'42" East 106.13 feet; thence North 61°26'42" East 48.11 feet; thence North 69°14'07" East 149.00 feet to the place of beginning.

EXCEPT public road rights of way.

3826

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

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This form is your receipt when stamped by cashier. *Please type or print.*☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/GrantorName Jeffery J. Pietras

Jaril L. Pietras

Mailing address 134 Lunderville LaneCity/state/zip Port Angeles, WA 98362Phone (including area code) 509-566-8700**2 Buyer/Grantee**Name Deborah Lynne Thompson

Michelle Lynne Reyes

Mailing address 845 Malone Hill RoadCity/state/zip Pomeroy, WA 99347Phone (including area code) 509-295-1374**3** Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name _____

Mailing address _____

City/state/zip _____

List all real and personal property tax
parcel account numbersPersonal
property?Assessed
value(s)2-012-44-009-3010☐

\$ 207,977.00

☐

\$ 0.00

☐

\$ 0.00

4 Street address of property 875 Malone Hill Road, Pomeroy, WA 99347This property is located in Garfield County (for unincorporated locations please select your county)☐ Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged.

Legal description of property (if you need more space, attach a separate sheet to each page of the affidavit).

See attached 'Exhibit A'.

5 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 RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? ☐ Yes ☒ NoIs this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions) ☐ Yes ☒ No**6** Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ NoIs this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? ☒ Yes ☐ NoIs this property receiving special valuation as historical property per RCW 84.26? ☐ Yes ☒ No

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)

NEW OWNER(S): To continue the current designation as forest land or classification as current use (open space, farm and agriculture, or timber) land, you must sign on (3) below. The county assessor must then determine if the land transferred continues to qualify and will indicate by signing below. If the land no longer qualifies or you do not wish to continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.

This land: ☐ does ☒ does not qualify for continuance.Deputy assessor signature [Signature] Date 2-10-23**(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)**

NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURESignature _____
Print name _____Signature _____
Print name _____**8** I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECTSignature of grantor or agent [Signature]Name (print) Jaril L. PietrasDate & city of signing 02/08/2023, Clarkston, WASignature of grantee or agent [Signature]Name (print) Deborah L. ThompsonDate & city of signing 02/09/2023, Clarkston, WA

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).

To ask about the availability of this publication in an alternate format for the visually impaired, please call 360-705-6705. Teletype (TTY) users may use the WA Relay Service by calling 711.

EXHIBIT "A"

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

In Township 12 North, Range 44 E.W.M.

That part of the Southwest quarter of Section 9, more particularly described as follows: commencing at the Southwest corner of said Southwest quarter;
thence North 02°49'35" West, along the West line of said Southwest quarter, 2689.43 feet to the Northwest corner of said Southwest quarter and the True Point of Beginning; thence South 02°49'35" East 849.28 feet; thence North 69°41'19" East 1011.34 feet; thence South 74°49'34" East 188.37 feet; thence South 13°11'18" East 39.33 feet;
thence South 42°02'59" East 197.71 feet; thence South 29°27'21" East 88.00 feet;
thence South 20°45'45" East 356.39 feet; thence South 34°17'59" East 98.55;
thence South 48°19'01" East 149.40 feet; thence North 45°52'50" East 144.16 feet more or less to the Centerline of County Road;
thence North 32°29'20" West, along said Centerline, 412.81 feet;
thence along a curve to the right having a radius of 2266.72 feet, delta of 24°54'14", a distance of 985.24 feet more or less to the North line of said Southwest quarter;
thence South 87°51'45" West, along said North line, 1197.92 feet more or less to the place of beginning.

EXCEPT public road right of way.

3827



Form 84 0001a

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

Only for sales in a single location code on or after January 1, 2023.

This affidavit will not be accepted unless all areas on all pages are fully and accurately completed. This form is your receipt when stamped by cashier. Please type or print.

☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/GrantorName Michael ReyesMailing address 845 Malone Hill RoadCity/state/zip Pomeroy, WA 99347Phone (including area code) 509-295-1346**2 Buyer/Grantee**Name Deborah Lynne ThompsonName Michelle Lynne ReyesMailing address 845 Malone Hill RoadCity/state/zip Pomeroy, WA 99347Phone (including area code) 509-295-1374**3** Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name _____

Mailing address _____

City/state/zip _____

List all real and personal property tax
parcel account numbersPersonal
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value(s)2-012-44-009-3010☐

\$ 207,977.00

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This land: ☐ does ☒ does not qualify for
continuance.

Deputy assessor signature _____

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NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Signature _____

Signature _____

Print name _____

Print name _____

8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECTSignature of grantor or agent Michael ReyesName (print) Michael ReyesDate & city of signing 02/09/2023, Clarkston, WA

Signature of grantee or agent _____

Name (print) Deborah L. ThompsonDate & city of signing 02/09/2023, Clarkston, WA

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REV 84 0001a (12/1/22)

THIS SPACE TREASURER'S USE ONLY

PATD

FEB 10 2023

TERESA SUMMERS

GARFIELD COUNTY TREASURER

COUNTY TREASURER

3828

Print on legal size paper.

Page 1 of 6

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