

N-703

APPLICATION FOR CLASSIFICATION AS FARM AND AGRICULTURAL LAND
FOR PROPERTY USE CLASSIFICATION UNDER RON 24.34

BOOK 6 PAGE 279

FILE WITH TEX COUNTY ASSESSOR

Name of Applicant Carl J Nagel Phone 835-3810
 Address MP 3.22 L Belle Center Rd
 Property Location 1-5-6-600 Sec 6 Twp 5 Ron 1

1. Interest in Property: Fee Owner	Contract Purchaser <input checked="" type="checkbox"/>
Other (Describe interest)	
2. Legal description of land to be classified: <u>1-5-6-600</u>	

Assessor's Parcel or Account Numbers <u>Sec 6 Twp 5 R-1</u>	
3. Total acres in application <u>20</u>	
4. Total acres in cultivation <u>1</u>	
5. Total acres of grazing land <u>5-6 acres</u>	
6. Is grazing land cultivated? _____	
7. Total acres in farm woodlot _____	
8. List property rented to others which is not affiliated with agricultural use and show the location on the map. _____	
9. Is land subject to lease or agreement which permits any other use than its present use? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> (If yes, attach copy of lease or agreement.)	
10. Describe the present current use of each parcel of land that is the subject of this application: <u>grazing, corn, 1/2 acre</u>	
11. Describe the present improvements on this property (buildings, etc.): <u>House</u> <u>3 small buildings used for chicken coop, corn, hay etc.</u>	
12. Attach a map of the property or use the map on page 4 to show an outline of the current use of each area of the property such as: livestock (type), row crops, hay land, pasture, wasteland, woodlots, etc. Include on the map, if available, the soil qualities and capabilities also indicate the location of buildings.	

TYP 36 (7/73)

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AMOUNT OF ADDITIONAL TAX, INTEREST AND PENALTY DUE
DUE TO REMOVAL FROM CLASSIFICATION UNDER RON 24.34

Upon removal of land from tax shall be imposed which shall be due and payable to the County Assessor by the first of March of the following year. The amount of said additional tax shall be equal to:

- (a) The difference between the property to be paid as "Farm and Agricultural Land" and the amount of property tax otherwise due and payable for the seven years last past including land now being so classified plus
- (b) Interest upon the amount of the difference (a), paid at the same statutory rate charged on delinquent property taxes.
- (c) A penalty of 10% shall be applied to the additional tax if the classified land is applied for other than use, except through compliance with the property owner's request for removal of taxes or except as a result of those conditions listed in (1) above.

The additional tax, interest and penalty specified in (1) above, shall not be imposed if the removed classified land is used for agricultural purposes within the

13. NOTE: To qualify for agricultural classification
20 acres must meet certain minimum income requirements
(b) and (c). Please supply the following information:
Land will qualify for classification.
14. What is the yield per acre for last five (5) years _____
15. List the annual gross income per acre for the last five (5) years _____ per acre.
16. If land is rented or leased list the annual gross rental fee for the last five (5) years
? none

FARM AND AGRICULTURAL LAND MEANS EITHER:

- (a) Land in any contiguous ownership of twenty or more acres devoted primarily to the production of livestock or agricultural commodities for commercial purposes; or
- (b) Any parcel of land five acres or more but less than twenty acres devoted primarily to agricultural uses, which has produced a gross income from agricultural uses equivalent to one hundred dollars or more per acre per year for three of the five calendar years preceding the date of application for classification under this chapter; or
- (c) Any parcel of land of less than five acres devoted primarily to agricultural uses which has produced a gross income of one thousand dollars or more per year for three of the five calendar years preceding the date of application for classification under this chapter.
- (d) Agricultural lands shall also include any parcel of land of one to five acres, which is not contiguous, but which otherwise constitutes an integral part of farming operations being conducted on land qualifying under this section as "farm and agricultural lands."
- (e) Agricultural lands shall also include farm woodlots of less than twenty and more than five acres and the land on which appurtenances necessary to the production, preparation or sale of the agricultural products exist in conjunction with the land producing such products.

NOTICE: The assessor may require the owner to submit pertinent data concerning the classified land, productivity, rental value, etc.



- A. Show boundary of land which includes the boundaries of the property.
- B. Show buildings on the property.
- C. Show rivers.

Sketch

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STATEMENT OF ADDITIONAL TAX, INTEREST AND FINALITY DUE
UPON REMOVAL FROM CLASSIFICATION UNDER RW 84.34

Upon removal, an additional tax shall be imposed which shall be due and payable to the county treasurer on or before April 30 of the following year. The amount of such additional tax shall be equal to:

- (a) The difference between the property tax paid to "Farm and Agricultural Land" and the amount of property tax otherwise due and payable for the seven years last past had the land not been so classified; plus
- (b) interest upon the amount of the difference (a), paid at the same statutory rate charged on the delinquent property taxes.
- (c) A penalty of 20% shall be applied to the additional tax if the classified land is applied to some other use, except through compliance with the property owner's request for removal process, or except as a result of those conditions listed in (f) below.
- (d) The additional tax, interest and penalty specified in (1) above, shall not be imposed if the removal resulted solely from:
 - (a) Transfer to a government entity in exchange for other land located within the State of Washington;
 - (b) A taking through the exercise of the power of eminent domain, or sale or transfer to an entity having the power of eminent domain in anticipation of the exercise of such power;
 - (c) Sale or transfer of land within two years after the death of the owner or at least a fifty percent interest in such land.
 - (d) A natural disaster such as a flood, windstorm, earthquake, or other calamity rather than by virtue of the act of the landowner changing the use of such property.
 - (e) Official action by an agency of the State of Washington or by the county or city within which the land is located which disallows the present use of such land.
 - (f) Transfer to a church and such land would qualify for property tax exemption pursuant to RCW 84.35.020.

AFFIRMATION

As owner(s) of the land described in this application, I hereby indicate by my signature that I am aware of the potential tax liability involved when the land ceases to be classified under the provisions of RCW 84.34.

I also declare under the penalties for false swearing that this application and any accompanying documents have been examined by me and to the best of my knowledge it is a true, correct, and complete statement.

Subscribed and sworn to before me this 11th day of April, 1971.

OWNER(S) OR CONTRACT PURCHASER(S)

John B. Johnson
John B. Johnson

(All owners & purchasers must sign)

FOR ASSESSOR'S USE ONLY:

Date application received _____ By _____

Amount of fee collected \$ 1.00

Date application approved 4-12-71 Approved in part _____ Denied _____

Owner notified on _____ Fee remitted on _____

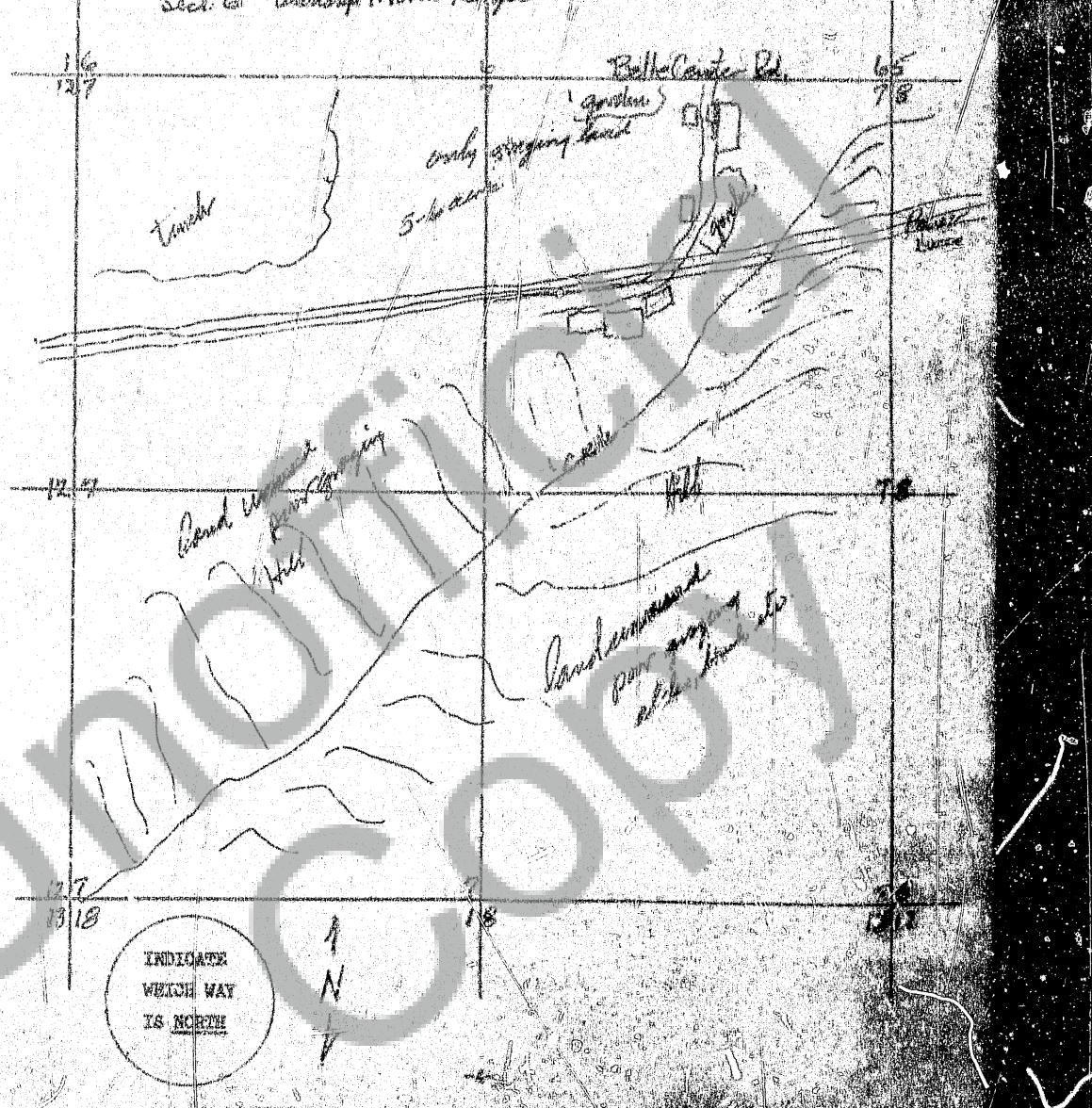
Auditor's File Number # _____

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- A. Show boundary of land which application applies to and outline the current uses of the property.
- B. Show buildings as [] house [] barn, etc. also sketch in roads and rivers.

Sect. 6 Township North Range E 41/4



INDICATE
WHICH WAY
IS NORTH

281/2

STATE OF WASHINGTON

COUNTY OF KING

THE FIFTH DISTRICT

AT 2:30 P.M.

ON THE 20th DAY OF NOVEMBER ANNO

REGISTRATION NUMBER

REGISTERED

INDEXED

SEARCHED

FILED

SERIALIZED

INDEXED

FILED