

79279

APPLICATION FOR CLASSIFICATION AS
FARM AND AGRICULTURAL LAND
FOR CURRENT USE ASSESSMENT UNDER RCW 84.34

BOOK 6 PAGE 655

FILE WITH THE COUNTY ASSESSOR

Name of Applicant William E. McAndrew Phone _____Address 10617 Nottingham Rd Edmonds, WashProperty Location Underwood Hill Skamania County1. Interest in Property: Fee Owner _____ Contract Purchaser ☒

Other (Describe Interest) _____

2. Legal description of land to be classified: see attached sheetAssessor's Parcel or Account Numbers 3-10-21-A-1300 3-10-21-C-200
3-10-21-B-8003. Total acres in application approx 334. Tot. acres in cultivation " "

5. Total acres of grazing land _____

6. In grazing land cultivated? _____

7. Total acres in farm woodlot _____

8. Has property rented to others which is not affiliated with agricultural use and show the location on the map. none9. Is land subject to lease or agreement which permits any other use than its present use?
Yes _____ No ☒ (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: pears + apples11. Describe the present improvements on this property (buildings, etc.) 1 house1 garage, 1 barn, 2 pickers cabins

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.

13. NOTE: To qualify for 20 acres must be (b) and (c). If land will qualify

14. What is the yield

15. List the annual acre.

16. If land is rented

\$ _____

FARM AND AGRICULTURAL

(a) Land in any condition of production of

(b) Any parcel of land to agricultural equivalent to a calendar year chapter; or

(c) Any parcel of land which has produced of the five calendar years this chapter.

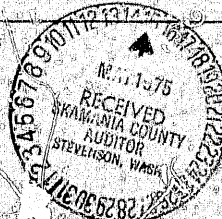
(d) Agricultural land is not contiguous operations being agricultural land

(e) Agricultural land five acres and or sale of the products.

NOTICE: The assessor the classification

PTF 86 (7/73)

PTF 86 (7/73)



13. NOTE: To qualify for agricultural classification, an application on land of less than 20 acres must meet certain minimum income standards (see definition of agricultural land (b) and (c). Please supply the following or any other pertinent data to show that the land will qualify for classification.
14. What is the yield per acre for last five (5) years about 7-8 tons
(bushels, pounds, tons, etc.)
15. List the annual gross income per acre for the last five (5) years \$ 500 - 1000 per acre.
16. If land is rented or leased list the annual gross rental fee for the last five (5) years.
\$

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 lands producing such products.

NOTICE: The assessor may require the owners to submit pertinent data regarding the use of the classified land, productivity of typical crops, income, etc.

1. Upon removal of equity from additional:
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- (b) Inter char
- (c) A per appli requ (2) b

2. The addition if the rem
- (a) Trans State
- (b) A tak to an of su
- (c) Sale least
- (d) A nat calan of su
- (e) Offic city land.
- (f) Trans pursu

As owner that I am aware under the prov I also de accompanying d true, correct,

Subscr and day of

Notary Public
Residing at

FOR ASSESSOR'S

Date applicati

Amount of fee

Date applicati

Owner notified

Auditor's File

STATEMENT OF ADDITIONAL TAX, INTEREST AND PENALTY DUE
UPON REMOVAL FROM CLASSIFICATION UNDER RCW 84.34

1. 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 as "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 amounts 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 (2) below.
2. 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 of at least a fifty percent interest in such land.
 - (d) A natural disaster such as a flood, windstorm, earthquake, or other such 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 84.36.020.

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 19
day of June 1974.

OWNER(S) or CONTRACT PURCHASER(S)

Notary Public in and for the State of

Residing at Edmonds

(All owners & purchasers must sign)

FOR ASSESSOR'S USE ONLY:

Date application received June 17 1974 By County Treasurer

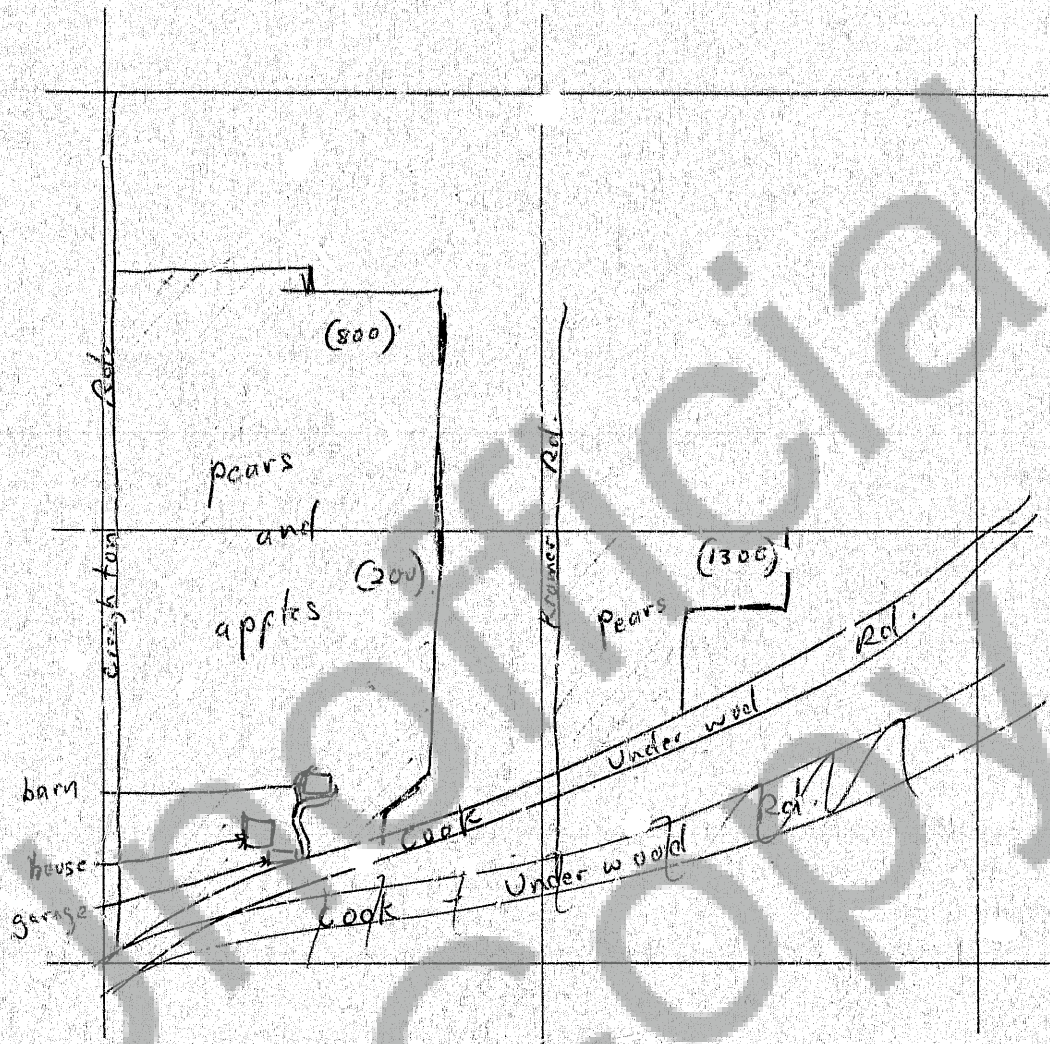
Amount of fee collected \$ 15.00 (for 1974 taxes & interest)

Date application approved 6-24-75 Approved in part _____ Denied _____

Owner notified on _____ Fee returned on _____

Auditor's File Number # _____

- 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.



The West quarter thereof; southwest quarter thereof; designated Township

A tract of quarter c in the Ea quarter North, Re Beginn SE 1/4 railroad point c 1,167.9 road know Highway 13' eas feet; north 2 east 16 south 2

All that of the No 21, Town of the co Willard H follows: right of the S 1/2 21, said corner of said Sect S 1/2 of west 280 point nor line of s feet; the westerly northeas of way 11

PARCEL NO. 1

The West half of the southeast quarter of the northwest quarter (W 1/2 SE 1/4 NW 1/4) EXCEPT the north 558 feet thereof; and the West half of the northeast quarter of the southwest quarter (W 1/2 NE 1/4 SW 1/4) EXCEPT that portion thereof lying southeasterly of the county road known and designated as the Underwood-Willard Highway; in Section 21, Township 3 North, Range 10 E.W.M.

PARCEL NO. 2

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A tract of land situated in the East half of the southeast quarter of the northwest quarter (E 1/2 SE 1/4 NW 1/4) and in the East half of the northeast quarter of the southwest quarter (E 1/2 NE 1/4 SW 1/4) of Section 21, Township 3 North, Range 10 E.W.M. described as follows:

Beginning at the northwest corner of the E 1/2 of the SE 1/4 of the NW 1/4 of said Section 21 marked with a railroad iron, thence south 660 feet to the initial point of the tract hereby described; thence south 1,167.96 feet to the northerly line of the county road known and designated as the Underwood-Willard Highway; thence following the said highway north 70° 13' east 106.7 feet; thence north 65° 24' east 118.2 feet; thence north 12° 55' east 43.0 feet; thence north 22° 29' west 52.8 feet; thence north 51° 11' east 160.9 feet; thence north 895.6 feet; thence south 89° 39' west 223.41 feet to the initial point.

PARCEL NO. 3

All that portion of the South half of the southwest quarter of the Northeast quarter (S 1/2 SW 1/4 NE 1/4) of Section 21, Township 3 North, Range 10 E. W. M., lying northwesterly of the county road known and designated as the Underwood-Willard Highway, EXCEPT that portion thereof described as follows: Beginning at the intersection of the northwesterly right of way line of said highway with the north line of the S 1/2 of the SW 1/4 of the NE 1/4 of the said Section 21, said point being 568.93 feet west of the northeast corner of the S 1/2 of the SW 1/4 of the NE 1/4 of the said Section 21; thence following the north line of the S 1/2 of the SW 1/4 of the NE 1/4 of the said Section 21 west 280 feet; thence south 185 feet, more or less, to a point north 100 feet from the northwesterly right of way line of said Underwood-Willard Highway; thence west 200 feet; thence south 225 feet, more or less, to the northwesterly right of way line of said highway; thence in a northeasterly direction following the northwesterly right of way line of said highway to the point of beginning.