

After recording return to:
Kimbrough Law Office
Charles A. Kimbrough
11033 NE 24th St., Suite 200
Bellevue, Washington 98004



200605120055
Skagit County Auditor

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DOCUMENT TITLE:	NOTICE TO PURCHASERS AND LENDERS
REFERENCE NUMBER:	
REPORTED OWNER OF PROPERTY	GREGORY C. PRATER
	Warren L. Maurice & June P. Maurice
ABBREVIATED LEGAL DESCRIPTION: [ADDITIONAL LEGAL DESCRIPTION ON PAGE 2]	CAPE HORN ON THE SKAGIT LOT 53 BLOCK D
ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBERS:	P63021

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IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR SKAGIT COUNTY

WARREN L. MAURICE and JUNE P.
MAURICE, husband and wife, and the
marital community composed thereof

Plaintiffs,

vs.

GREGORY C. PRATER and JANE
DOE PRATER, husband and wife, and
the marital community composed
thereof; and DANIEL BRYSON and
JANE DOE BRYSON, husband and
wife, and the marital community
composed thereof.

Defendants.

NO. 06-3-00180-6

**NOTICE TO PURCHASERS,
LENDERS AND THE PUBLIC**

**NOTICE TO ALL PURCHASERS OR LENDERS TO GREGORY C. PRATER OR
JANE DOE PRATER:**

1. A lawsuit has been commenced in Skagit County Superior Court by
the plaintiffs Warren L. and June P. Maurice against Gregory C. Prater, Jane Doe
Prater, Daniel Bryon and Jane Doe Bryson.

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PUBLIC - 1

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1 2. The object of the lawsuit is to obtain a monetary judgment against the
2 Prater and Bryson for timber trespass, conversion and improper financial
3 exploitation in violation of RCW Chapter 70.34. The legal basis are claims for
4 negligence, misrepresentation, fault, trespass, conversion and violation of the Elder
5 Abuse Protection Statute, among the various causes of action for monetary
6 damages in excess of \$100,000.00.

7 3. The lawsuit will affect Defendants Prater and Bryson and may affect
8 the following-described real property located in Skagit County, Washington:

9 Cape Horn on the Skagit, Lot 53, Block D; Parcel Number P63021,

10
11 By: *Charles A. Kimbrough*
12 Charles A. Kimbrough, WSBA #134
13 Co-Attorney for Plaintiffs

14 STATE OF WASHINGTON)
15) ss.
16 COUNTY OF KING)

17 On this day personally appeared before me CHARLES A. KIMBROUGH to me
18 known to be the individual described in and who executed the within and foregoing
19 instrument, and acknowledged that he signed the same as his free and voluntary act and
20 deed, for the uses and purposes therein mentioned.

21 DATED: May 4, 2006
22 *Charles A. Kimbrough*
23 Notary Public in and for the State of
24 Washington, residing at Seattle
25 My appointment expires: 6-18-07

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27 NOTICE TO PURCHASERS, LENDERS AND THE
28 PUBLIC - 2

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