

COVER SHEET

Return To:

Fairhaven Legal Associates, P.S.
P.O. Box 526
Burlington, Washington 98233



200710100085
Skagit County Auditor

10/10/2007 Page 1 of 4 1:58PM

DOCUMENT TITLE(S) (or transactions contained herein):

Notice of Trustee's Sale

REFERENCE NUMBER(S) of Documents Assigned or Released:

GRANTOR(S) (Last name, first name and initials):

- 1) Vast, Inc.
- 2) Tomasko, Jaccobb
- 3) Tomasko, Virginia

Additional Names on Page _____ of Document

GRANTEE(S) (last name, first name and initials):

- 1) Summit Bank
- 2)

Additional Names on Page _____ of Document

LEGAL DESCRIPTION (abbreviated: i.e., lot, block, plat or quarter, section, township, and range):

ANACORTES LOTS 1 TO 6, BLOCK 178

Additional Legal(s) on Page 1 of Document

ASSESSORS PARCEL / TAX ID NUMBER:

3772-178-006-0008 / P56136

Tax Parcel Number(s) for additional Legal(s) on Page _____ of Document

NOTICE OF TRUSTEE'S SALE

RCW 61.24.040

I.

NOTICE IS HEREBY GIVEN that the undersigned Trustee will on the 18th day of January, 2008, at the hour of 10:00 o'clock a.m. at the main entrance of the Skagit County Courthouse located at 205 W. Kincaid Street, Mount Vernon, State of Washington, sell at public auction to the highest and best bidder, payable at the time of sale, the following described real property, situate in the County of Skagit, State of Washington, to-wit:

LOTS 1, 2, 3, 4, 5 AND 6, BLOCK 178, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4 THROUGH 7, RECORDS OF SKAGIT COUNTY, WASHINGTON.

(ALSO KNOWN AS TRACTS E AND F ON SURVEY RECORDED ON FEBRUARY 7, 1996 UNDER AUDITOR'S FILE NO. 9602070051.)

Situate in the City of Anacortes, County of Skagit, State of Washington,

The real property address is more commonly known as: NHN Lots 1 and 2 28th St., Anacortes, WA 98221. The real property Tax Identification number 3772-178-006-0008.

which is subject to that certain Deed of Trust dated November 23, 2005 recorded under Auditor's File No. 200511280252, records of Skagit County Washington, from Jacob J. Tomasko and Virginia A. Tomasko as Grantor(s) to Land Title of Skagit County, as Trustee, which Trustee has been succeeded by DAVID L. DAY to secure an obligation in favor of Summit Bank.

II.

No action is now pending to seek satisfaction of the obligation in any Court by reason of the Grantor's default on the obligation secured by said Deed of Trust.

III.

The default for which this foreclosure is made is as follows:

Failure to pay when due the following amounts which are now in arrears: \$4,600.00 plus other charges, costs and fees as set forth in the Notice of Default, and for other than payment of money such as nonpayment of Taxes..

IV.

The sum owing on the obligation secured by the Deed of Trust is: Principal \$49,360.26,



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UNWITNESSED
together with interest as provided in the underlying Note and such other costs and fees as are due under the Note and Deed of Trust and as are provided by statute.

V.

The above-described real property will be sold to satisfy the expense of sale and the obligation secured by said Deed of Trust as provided by statute. Said sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on the 18th day of January, 2008. The defaults referred to in paragraph III must be cured by the 7th day of January, 2008 (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before the 7th day of January, 2008 (11 days before the sale date), the default as set forth in paragraph III is cured and the Trustee's fees and costs are paid. The sale may be terminated by the Grantor anytime after the 7th day of January, 2008 (11 days before the sale date), and before the sale by the Grantor or his successor in interest or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust, plus costs, fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults.

VI.

A written Notice of Default was transmitted by the Beneficiary or Trustee to the Grantor or his successor in interest at the following address: 2703 D. Ave, Anacortes, WA 98221, by both first class and certified mail on the 27th day of August, 2007, proof of which is in the possession of the Trustee; and the written notice of default was posted in a conspicuous place on the real property described in paragraph I above, and the Trustee has possession of proof of such service or posting.

VII.

The Trustee whose name and address is set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale.

VIII.

The effect of the sale will be to deprive the Grantor and all those who hold by, through or under him of all their interest in the above-described property.

IX.

Anyone having any objection to the sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's Sale.



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