



200807240053

Skagit County Auditor

After recording, return to (Name, Address, Zip):

7/24/2008 Page

1 of

4 10:29AM

CLAIM OF LIEN

Grantor (Name of person indebted to Claimant): DAVID LUECKE, DIANE VANACKEREN
Grantee (Claimant): MONTALCO CABINETS
Abbreviated Legal Description: SE CORNER LT. 4 BLK. 1401 N. PACIFIC AVE.
Assessor's Property Tax Parcel or Account No: P116202
Reference No(s) of Related Documents:

MONTALCO
MONTALCO CABINETS/CALVIN
ESTRATE
vs. LUECKE
DAVID LUECKE
DIANE VANACKEREN
Name of person indebted to Claimant..

Claimant,

Notice is hereby given that the person named below claims a lien pursuant to Chapter 64.04 RCW. In support of this lien the following information is submitted:

- Name of Lien Claimant: MONTALCO CABINETS/CALVIN ESTATE
Telephone Number: 1-604-273-5105 Address: 2700 SIMPSON RD.
C.O. #125 RICHMOND, B.C. V6X 2P9
CALVIN (360) 421-4432
- Date on which the Claimant began to perform labor, provide professional services, supply material or equipment or the date on which employee benefit contributions became due:
- Name of person indebted to the Claimant: DAVID LUECKE/DIANE VANACKEREN
- Description of the property against which a lien is claimed (Street address, legal description or other information that will reasonably describe the property): 3908 OAKES, ANACORTES,
WA. 98221 P#116202
* See attached for full legal
- Name of the owner or reputed owner (If not known state "unknown"): DAVID LUECKE/
DIANE VANACKEREN
- The last date on which labor was performed; professional services were furnished; or contributions to an employee benefit plan were due; or material or equipment was furnished: 6-25-08

(OVER)



Form No. 90 - Claim of Lien

ES

© 2006 Washington Legal Blank, Portland, OR www.wlforms.com

NO PART OF ANY WASHINGTON LEGAL BLANK FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

7. Principal amount for which the lien is claimed is: 11,950.44

8. If the Claimant is the assignee of this claim so state here: CALVIN ESTATE/MONTALCO SALES

CLAIMANT
CALVIN H. ESTATE

CLAIMANT'S NAME (TYPED OR PRINTED)
CALVIN H. ESTATE

STREET ADDRESS
20985 HERMWAY HTS. DR.

CITY STATE ZIP PHONE
MOUNT VERNON, WA. 98274 (360)

421-4432

STATE OF WASHINGTON,

County of SKAGIT

ss.

CALVIN ESTATE

being sworn, says: I am the claimant (or attorney of the claimant, or administrator, representative, or agent of the trustees of an employee benefit plan) above named; I have read or heard the foregoing claim, read and know the contents thereof, and believe the same to be true and correct and that the claim of lien is not frivolous and is made with reasonable cause, and is not clearly excessive under penalty of perjury.

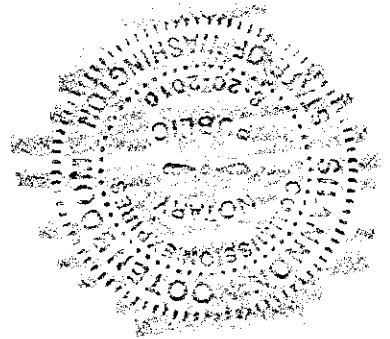
SIGNED AND SWORN TO before me on

July 24, 2008

Notary Public for Washington

My appointment expires

08/20/2010



200807240053

Skagit County Auditor

EXHIBIT A

Commencing at the Southeast corner of Lot 4, in Block 1401, "NORTHERN PACIFIC ADDITION TO ANACORTES", according to the plat recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington; thence North 69°42'24" East 10 feet along the Southerly boundary of Lot 3 in said Block 1401 to the point of beginning; thence North 20°17'36" West 127.63 feet parallel to the East line of said Lot 4; thence South 69°42'24" West 90.00 feet to a point that lies 10 feet East of the East line of Lot 7 in said Block 1401; thence North 20°17'48" West 48.82 feet to the North line of said Block 1401 and the South line of the right-of-way of the Great Northern Railway Company; thence North 20°17'36" West 135.29 feet to a point on a curve to the right whose radius bears North 23°56'41" West 2640.00 feet, with a delta of 01°56'00"; thence along said curve to the right 89.09 feet; thence North 67°59'20" East 36.39 feet; thence South 32°01'28" West 51.01 feet; thence South 20°17'36" East 105.09 feet to the North line of said Block 1401; thence South 20°17'36" East 23.10 feet; thence North 69°42'24" East 17.43 feet; thence South 65°17'35" East 24.85 feet; thence South 20°17'36" East 140.06 feet to the South boundary of said Block 1401; thence South 69°42'24" West 30.00 feet along said boundary to the point of beginning.

(Also known as Lot 3 of that Survey recorded August 12, 2004, under Skagit County Auditor's File No. 200408120020, said Survey being a revision of that Survey recorded April 23, 1999, under Auditor's File No. 9904230058.)



200807240053
Skagit County Auditor

7/24/2008 Page 3 of 4 10:29AM



200705090085
Skagit County Auditor

5/9/2007 Page 2 of 3 3:37PM

EXCEPTIONS:

A. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Recorded: NOVEMBER 24, 1954
Auditor's No.: 509693
Executed By: Park Estates Development Co., a limited partnership,
by Great Western Investment Co. Inc., General Partner,
by Albert Balch, President

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: September 1, 2001
Recorded: October 31, 2001
Auditor's No: 200110310175
Executed by: Seacrest Real Estate Development, a limited liability company

C. DECLARATION OF EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Recorded: October 31, 2001
Auditor's No: 200110310176
Purpose: Utility and Block Wall Maintenance, ingress and egress for Lots 2, 3 and 4, and utility systems, lines, fixtures and appurtenances attached thereto, a trail and gazebo

D. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Seacrest Real Estate Development, LLC, a Washington limited liability company
And: James T. Hunter and Cornelia S. Hunter
Dated: October 25, 2001
Recorded: October 31, 2001
Auditor's No: 200110310177
Regarding: Height and Building Envelope Restriction

E. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: August 12, 2004
Auditor's No.: 200408120020
Affects: Subject property

This Survey was done to locate a new location of the Lot line between Lots 3 and Lot 4 as shown on the record of Survey recorded in Volume 21 of Surveys, page 187, filed under Auditor's File No. 9904230058.

200705090
Skagit County Au

5/8/2007 Page 3 of 3

200807240053
Skagit County Auditor

7/24/2008 Page 4 of 4 10:29AM