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Skagit County Auditor

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Return to:

Wildflower Homeowners Association
826 Metcalf Street PMB #45
Sedro-Woolley, WA 98284

Document Title: Claim of Lien

Grantor: Wildflower Homeowner's Association

Grantee: DOFFING, SHAUN

ABBREVIATED LEGAL DESCRIPTION: Sauk Mountain View Estates
North-Phase I-Wildflower, Blk
1, Lot 16, Acres 0.05, (SWFC)

ASSESSOR'S TAX PARCEL NUMBER: P120321/4813-000-016-0000

CLAIM OF LIEN

WILDFLOWER HOMEOWNER'S)
ASSOCIATION,)
)
Claimant,)
)
vs.)
)
SHAUN DOFFING,)
)
Owner.)

Notice is hereby given that the person named below claims a
Lien pursuant to Chapter 60.04 RCW. In support of this lien the
following information is submitted:

CLAIM OF LIEN - 1

- 1) NAME OF LIEN CLAIMANT: WILDFLOWER HOMEOWNER'S ASSOCIATION

Telephone Number : 360 856-4945

Address: 826 Metcalf Street PMB # 45
Sedro-Woolley, WA 98284

2) This claim arises out of the Sauk Mountain View Estates North – Phase I – Wildflower Declaration of Easement, Reservations, and Restrictive Covenants, recorded May 9, 2003 Under Auditor's File No. 200305090002 and the failure of the Grantors to pay the Association dues as required pursuant to the Sauk Mountain View Estates North – Phase 1 - Wildflower Declaration of Easement, Reservations, and Restrictive Covenants above referenced. The Sauk Mountain View Estates North – Phase 1 - Wildflower Declaration of Easement, Reservations, and Restrictive Covenants provides for the filing of a lien for the Failure to pay. Grantors have failed to pay through AUGUST 1, 2010 dues in the amount of \$ 392.30

- 3) Name of person indebted to the Claimant: Shaun Doffing

4) Description of the property against which a lien is Claimed: 1418 Wildflower Way, Sedro-Woolley, Washington 98284
Legally described as follows:

LOT 16, SAUK MOUNTAIN VIEW ESTATES NORTH, PHASE 1,
WILDFLOWER, ACCORDING, TO THE PLAT THEREOF, AS RECORDED
MAY 9, 2003, UNDER AUDITOR 'S FILE NO. 20030509001,
RECORDS OF SKAGIT COUNTY, WASHINGTON.

CLAIM OF LIEN - 2



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SITUATE IN SKAGIT COUNTY, WASHINGTON.

Tax Parcel Number : P120321 / 4813-000-016-0000

- 5) Name of the owner or reputed owner: Shaun Doffing.
- 6) The Association dues are payable pursuant to the statement, a copy of which is attached.
- 7) Principal amount for which the lien is claimed is \$392.30
- 8) If the Claimant is the assignee of this claim so state here: Not Applicable.

WILDFLOWER HOMEOWNER'S ASSOCIATION
Claimant

By: Kenda Morgan

Printed Name: Kenda Morgan

Title - Treasurer

By: Chris Kennedy

Printed Name: Chris Kennedy

Title - President

Address: 826 Metcalf Street PMB # 45
Sedro-Woolley, WA 98284

STATE OF WASHINGTON)

)

ss.

COUNTY OF SKAGIT)

Kenda Morgan and Chris Kennedy being first duly sworn on oath deposes and says:

We are the Treasurer and President, respectively, of Wildflower Homeowner's Association, the Claimant above named; we have read or heard the foregoing claim, read and know the contents thereof, and believe the same to be true and correct and

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that the claim of lien is not frivolous and is made with reasonable cause, and is not clearly excessive under penalty of perjury.

Kenda Morgan
KENDA MORGAN – Treasurer
WILDFLOWER HOMEOWNER'S ASSOCIATION

Chris Kennedy
CHRIS KENNEDY – President
WILDFLOWER HOMEOWNER'S ASSOCIATION

SUBSCRIBED AND SWORN to on JULY 28, 2010, by Kenda Morgan and Chris Kennedy.



Elaine L. Wright
Printed Name: Elaine L. Wright
~~Wright Bookkeeping Incorporated~~
Notary Republic in and for the State of Washington, residing at Sedro-Woolley.
My appointment expires : 6/4/13

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Wildflower Community Homeowners Association

826 Metcalf St. PMB 45
Sedro-Woolley, WA 98284

Statement

Date

07/31/2010

To:

Shaun Doffing
1418 Wildflower Way
Sedro-Woolley, WA. 98284

					Amount Due	Amount Enc.
					\$392.30	
Date	Transaction				Amount	Balance
02/28/2010	Balance forward					57.55
03/01/2010	INV #1899. Due 04/01/2010.				66.97	124.52
	--- Dues - Detached \$66.97					
03/05/2010	PMT #5157.				-57.55	66.97
03/31/2010	PMT #5158.				-57.55	9.42
04/01/2010	INV #1978. Due 05/01/2010.				66.97	76.39
	--- Dues - Detached \$66.97					
05/01/2010	INV #2039. Due 06/01/2010.				66.97	143.36
	--- Dues - Detached \$66.97					
05/31/2010	INV #FC 379. Due 05/31/2010.				25.00	168.36
	Finance Charge					
	--- Fin Chg \$25.00					
	--- Invoice #1899 for 9.42 on 03/01/2010					
	--- Invoice #1978 for 66.97 on 04/01/2010					
06/01/2010	INV #2100. Due 07/01/2010.				66.97	235.33
	--- Dues - Detached \$66.97					
06/30/2010	INV #FC 391. Due 06/30/2010.				25.00	260.33
	Finance Charge					
	--- Fin Chg \$25.00					
	--- Invoice #1899 for 9.42 on 03/01/2010					
	--- Invoice #1978 for 66.97 on 04/01/2010					
	--- Invoice #2039 for 66.97 on 05/01/2010					
07/01/2010	INV #2161. Due 08/01/2010.				66.97	327.30
	--- Dues - Detached \$66.97					
CURRENT	1-30 DAYS PAST DUE	31-60 DAYS PAST DUE	61-90 DAYS PAST DUE	OVER 90 DAYS PAST DUE	Amount Due	
131.97	66.97	91.97	25.00	76.39	\$392.30	

There is a \$25.00 late fee for any payments made after the 1st.

Please contact Wright Bookkeeping Inc PS, (360) 856-1890 regarding payment application. Your proof of payment is an endorsed-cancelled check.

President - Chris Kennedy 755-1695 ckennedy@fidalgo.net
Vice President - Jesse Bergdahl funlvnwtgy@aol.com 425-387-5145
Treasurer - Kenda Morgan 856-4945 kendamorgan@live.com
Secretary - Kelly Gallagher 421-6498 kellykelley23@hotmail.com
Resident Architectual Rep. - Dan Arola cardanaro@hotmail.com 856-4725



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Wildflower Community Homeowners Association
 826 Metcalf St. PMB 45
 Sedro-Woolley, WA 98284

Statement

Date

07/31/2010

To:

Shaun Doffing
 1418 Wildflower Way
 Sedro-Woolley, WA, 98284

					Amount Due	Amount Enc.
					\$392.30	
Date	Transaction				Amount	Balance
07/31/2010	INV #2216. Due 09/01/2010. --- Legal \$65.00				65.00	392.30
CURRENT	1-30 DAYS PAST DUE	31-60 DAYS PAST DUE	61-90 DAYS PAST DUE	OVER 90 DAYS PAST DUE	Amount Due	
131.97	66.97	91.97	25.00	76.39	\$392.30	

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