



201108290141

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: Arola, Daniel G and Carol A

ABBREVIATED LEGAL DESCRIPTION: Sauk Mountain View Estates
North-Phase 1-Wildflower, Blk
1, Lot 6, Acres 0.05, (SWFC)

ASSESSOR'S TAX PARCEL NUMBER: P120311/4813-000-006-0000

CLAIM OF LIEN

| | |
|-----------------------------|---|
| WILDFLOWER HOMEOWNER'S |) |
| ASSOCIATION, |) |
| |) |
| Claimant, |) |
| |) |
| vs. |) |
| |) |
| DANIEL G and CAROL A AROLA, |) |
| |) |
| 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 Mountian 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 Mountian 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 29, 2011 dues in the amount of \$ 817.76

- 3) Name of person indebted to the Claimant: Daniel G and Carol A Arola

4) Description of the property against which a lien is Claimed: 1302 Wildflower Way, Sedro-Woolley, Washington 98284
Legally described as follows:

LOT 06, 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.

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SITUATE IN SKAGIT COUNTY, WASHINGTON.

Tax Parcel Number : P120311 / 4813-000-006-0000

5) Name of the owner or reputed owner: Danial G and Carol A Arola.

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
\$ 817.76

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)
COUNTY OF SKAGIT) ss.

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

CLAIM OF LIEN - 3



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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 R Morgan
KENDA MORGAN – Treasurer
WILDFLOWER HOMEOWNER'S ASSOCIATION

Chris Kennedy
CHRIS KENNEDY – President
WILDFLOWER HOMEOWNER'S ASSOCIATION

SUBSCRIBED AND SWORN to on AUGUST 29, 2011, by
Kenda Morgan and Chris Kennedy.



Elaine L. Wright
Printed Name: Elaine L. Wright
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

08/29/2011

To:

Daniel and Carol Arola
1302 Wildflower Way
Sedro-Woolley, WA, 98284

| Amount Due | Amount Enc. |
|------------|-------------|
| \$817.76 | |

| Date | Transaction | Amount | Balance | | |
|------------|---|---------------------|---------------------|-----------------------|------------|
| 12/31/2010 | Balance forward | | 0.00 | | |
| 01/01/2011 | INV #2530. Due 02/01/2011. --- Dues - Detached \$71.97 | 71.97 | 71.97 | | |
| 02/01/2011 | INV #2591. Due 03/01/2011. --- Dues - Detached \$71.97 | 71.97 | 143.94 | | |
| 02/01/2011 | INV #FC 674. Due 03/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 168.94 | | |
| 03/01/2011 | INV #FC 695. Due 04/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 193.94 | | |
| 03/01/2011 | INV #2657. Due 04/01/2011. --- Dues - Detached \$71.97 | 71.97 | 265.91 | | |
| 04/01/2011 | INV #FC 725. Due 04/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 290.91 | | |
| 04/01/2011 | INV #2719. Due 05/01/2011. --- Dues - Detached \$71.97 | 71.97 | 362.88 | | |
| 05/01/2011 | INV #2781. Due 06/01/2011. --- Dues - Detached \$71.97 | 71.97 | 434.85 | | |
| 05/01/2011 | INV #FC 741. Due 06/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 459.85 | | |
| CURRENT | 1-30 DAYS PAST DUE | 31-60 DAYS PAST DUE | 61-90 DAYS PAST DUE | OVER 90 DAYS PAST DUE | Amount Due |
| 163.97 | 96.97 | 71.97 | 121.97 | 362.88 | \$817.76 |

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@comcast.net

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Wildflower Community Homeowners Association

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

Statement

Date

08/29/2011

To:

Daniel and Carol Arola
1302 Wildflower Way
Sedro-Woolley, WA, 98284

| Amount Due | Amount Enc. |
|------------|-------------|
| \$817.76 | |

| Date | Transaction | Amount | Balance | | |
|------------|---|---------------------|---------------------|-----------------------|------------|
| 06/01/2011 | INV #FC 768. Due 06/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 484.85 | | |
| 06/01/2011 | INV #2842. Due 07/01/2011. --- Dues - Detached \$71.97 | 71.97 | 556.82 | | |
| 07/01/2011 | INV #2903. Due 08/01/2011. --- Dues - Detached \$71.97 | 71.97 | 628.79 | | |
| 07/01/2011 | INV #FC 783. Due 08/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 653.79 | | |
| 08/01/2011 | INV #FC 811. Due 09/01/2011. Finance Charge --- Fin Chg \$25.00 | 25.00 | 678.79 | | |
| 08/01/2011 | INV #2964. Due 09/01/2011. --- Dues - Detached \$71.97 | 71.97 | 750.76 | | |
| 08/29/2011 | INV #3021. Due 10/01/2011. --- Legal \$67.00 | 67.00 | 817.76 | | |
| CURRENT | 1-30 DAYS PAST DUE | 31-60 DAYS PAST DUE | 61-90 DAYS PAST DUE | OVER 90 DAYS PAST DUE | Amount Due |
| 163.97 | 96.97 | 71.97 | 121.97 | 362.88 | \$817.76 |

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