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Skagit County Auditor

5/10/2012 Page

1 of

4 11:22AM

When recorded return to:

Craig Sjostrom  
1204 Cleveland Ave.  
Mount Vernon, Washington 98273

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## ***JUDGMENT***

12-2-00480-6

**Grantors: Frances Morris**

**Grantee: City of Sedro Woolley**

**Legal Description: Lot 3, Block 23, Sedro**

**Assessor's Property Tax Parcel or Account No.: P75551**

**Reference Nos of Documents Assigned or Released: N/A**

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FILED  
SKAGIT COUNTY CLERK  
SKAGIT COUNTY, WA

2012 APR 19 PM 2:35

ORIGINAL

IN THE SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY

THE CITY OF SEDRO-WOOLLEY, a  
Washington municipal corporation

Plaintiff

vs.

FRANCES MORRIS

Defendant

Nº 12-2-00480-6

DEFAULT JUDGMENT &  
DECREE OF FORECLOSURE

I. JUDGMENT SUMMARY

Judgment Creditor:	City of Sedro Woolley
Judgment Debtor:	Frances Morris
Principal Judgment Amount:	\$2,283.36
Interest to Date of Judgment:	\$0.00
Taxable Costs:	\$672.60
Attorney's Fees:	\$1,500.00
Attorney for Judgment Creditor:	Craig Sjostrom #21149
Attorney for Judgment Debtor:	N/A

II. JUDGMENT

THIS MATTER having come on ex parte, the defendant having been previously adjudged in default, now, therefore, judgment is entered against defendant and in favor of plaintiff, as follows:

- 2.1 Judgment shall be entered in favor of Plaintiff and against Defendant in the principal amount of \$2,283.36.
- 2.2 Plaintiff shall further be awarded its taxable costs in the amount of \$672.60 and a reasonable attorney's fee of \$1,500.
- 2.3 Interest on the judgment, costs, and attorney's fees shall bear interest at 12% per annum.

ORIGINAL

DEFAULT JUDGMENT &  
DECREE OF FORECLOSURE  
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Page 1 of 2

CRAIG D. SJOSTROM

Attorney at Law WSHA #21149  
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(360) 848-0339 FAX (360) 336-3488



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Skagit County Auditor

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### III. DECREE OF FORECLOSURE

3.1 Plaintiff's lien shall be a first and prior lien upon the following-described real property, superior to any right, title, claim, lien or interest on the part of the Defendant or persons claiming by, through or under the Defendant:

Lot 3, Block 23, "PLAT OF THE TOWN OF SEDRO", as per the plat thereof recorded in Volume 1 of Plats, pages 17 and 18, records of Skagit County, Wash.

(P75551)

3.2 The lien described herein shall be foreclosed and the said real property shall be sold in one or more parcels in accordance with and in the manner provided by law.

3.3 Plaintiff shall be permitted to be a purchaser at the sale; that the net proceeds of said sale be applied first toward the payment of the costs of said sale and then towards the payment of Plaintiff's judgment.

3.4 Plaintiff shall have and retain a deficiency judgment against Defendant, in the event that the bid(s) at the sale(s) are less than the sum of Plaintiff's entire judgment, plus the costs of sale.

3.5 After the sale of said property, all right, title, claim, lien or interest of the Defendant, and of every person claiming by, through or under the Defendant, in or to said property, including the right of possession thereof from and after said sale, be forever barred and foreclosed and that the purchaser(s) at said sale be entitled to immediate possession of the premises as allowed by law, subject only to such statutory rights of redemption as the Defendant may have by law.

3.6 In the event Plaintiff is the purchaser at said sale and possession of said premises are not immediately surrendered to the Plaintiff, a writ of assistance shall be issued directing the Sheriff of Skagit County, Washington, to deliver possession of said premises to the Plaintiff.

DATED on Aug 19, 2012.

  
JUDGE/ COMMISSIONER

Presented by:

  
CRAIG SJOSTROM #21149  
Attorney for Plaintiff

DEFAULT JUDGMENT  
& DECREE OF FORECLOSURE  
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cdsjostrom@comcast.net

Page 2 of 2



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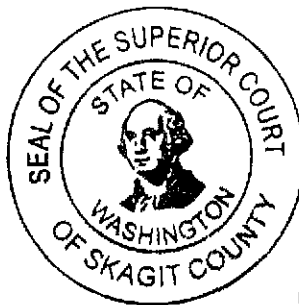
Skagit County Auditor

State of Washington, } ss.  
County of Skagit

I, Nancy K. Scott, County Clerk of Skagit County and ex-officio Clerk of the Superior Court of the State of Washington, for the County of Skagit, do hereby certify that the foregoing instrument is a true and correct copy of the original, consisting of 2 pages, now on file in my office.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the Seal of said Court at my office at Mount Vernon this 10 day of May, 20 12. Nancy K. Scott, County Clerk.

By Kater Bartlett  
Deputy Clerk



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Skagit County Auditor