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Skagit County Auditor

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Filed for Record at Request of:

CHMELIK SITKIN & DAVIS P.S.
1500 Railroad Avenue
Bellingham, WA 98225
(360) 671-1796

DOCUMENT TITLE:

DEFAULT JUDGMENT

REFERENCE NUMBER OF DOCUMENTS ASSIGNED OR RELEASED:

N/A

GRANTORS:

CHRISTA E. CULP a/k/a CHRISTA E. CULP-GOINGS

GRANTEE:

LAKE TYEE

ABBREVIATED LEGAL DESCRIPTION:

LOT 41, BLOCK B, DIV. III, LAKE TYEE

Additional Legal Description can be found on page 2 of document.

TAX PARCEL ID #:

P79926

I, MAVIS E. BETZ, Clerk of the Superior Court of the State of Washington, for Skagit County, do hereby certify that this is a true copy of the original now on file in my office. Dated 5-19-15

FILED
SKAGIT COUNTY CLERK
SKAGIT COUNTY, WA
2015 MAY 19 PM 2:02



MAVIS E. BETZ, County Clerk

By: *[Signature]*
Deputy Clerk

**IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF SKAGIT**

LAKE TYEE, a Washington non-profit corporation,

Plaintiff,

vs.

CHRISTA E. CULP, a/k/a CHRISTA E. CULP-GOINGS,

Defendant.

No. 15-2-00364-2

DEFAULT JUDGMENT

JUDGMENT SUMMARY

Creditor:	Lake Tye
Debtor:	Christa E. Culp, a/k/a Christa E. Gulp-Goings
Principal Judgment:	\$3,174.23
Post-judgment Interest:	12% per annum
Attorneys' Fees:	\$2,500.00
Costs:	\$703.25
Attorney for Judgment Creditor:	Seth A. Woolson, WSBA #37973 Richard A. Davis III, WSBA #20940
Attorney for Judgment Debtor:	N/A

1 6. A deficiency judgment shall be entered against Defendant, Christa E. Culp, a/k/a
2 Christa E. Culp-Goings, for any amount of the judgment left unsatisfied.

3 7. Further levy and sales may be made under the same execution upon other
4 property of the Defendant, Christa E. Culp, a/k/a Christa E. Culp-Goings, including but not
5 limited to any mobile home, trailer or improvements which may be situated on the Property.

6 8. That Plaintiff may, as an alternative to further levy and sales, remove any property
7 from the Property, including any mobile home, trailer or improvements remaining on the
8 Property following confirmation of sale of the underlying Property, and dispose of it in any
9 manner that the Plaintiff sees fit, without further order from this Court.

10 9. Defendant's period of redemption is one (1) year from the date of the Sheriff's
11 sale, and the Sheriff is hereby ordered to issue the Sheriff's deed to the purchaser at the
12 termination of the one (1) year period, if not earlier redeemed. Nothing herein shall excuse
13 Defendants from paying all dues and assessments owing at the time of redemption.

14 10. The purchaser is hereby entitled to immediate possession of the Property.

15 11. Plaintiff is hereby granted the right to become a bidder and purchaser at the sale.
16 If Plaintiff is the successful bidder, it may apply the whole or any part of the judgment herein
17 granted in lieu of cash to satisfy the bid.

18 12. The rights of the Defendant are hereby adjudged to be inferior and subordinate to
19 the Plaintiff's judgment and are hereby foreclosed upon except for the statutory right to
20 redemption.

21 13. Plaintiff is hereby awarded, pursuant to its bylaws, its attorneys' fees and costs of
22 collection and/or foreclosure against Defendant, Christa E. Culp, a/k/a Christa E. Culp-
23 Goings.

24 14. Plaintiff may also obtain further judgment on additional dues and assessments
25 which may become due by submitting a subsequent affidavit to that effect.

1 **DONE IN OPEN COURT** this 19 day of May, 2015.

2
3 *Dave Needy*
4 JUDGE/COURT COMMISSIONER

5 Presented By:

6 *[Signature]*
7

8 Seth A. Woolson, WSBA #37973
9 Richard A. Davis III, WSBA #20940
10 CHMELIK SITKIN & DAVIS P.S.
11 Attorneys for Plaintiff

12 FILEMENTS \- QLake\Tree\Lens & Foreclosure\Cup-Gongni\Pleadings\Default Judgment.doc