



201508180033

Skagit County Auditor

\$74.00

8/18/2015 Page

1 of

3 12:45PM

Return Address:

McCarthy & Holthus, LLP
Attn: Christopher Luhrs, WSBA #43175
108 1st Avenue South, Ste. 300
Seattle, WA 98104

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)

1. LIS PENDENS

Reference Number(s) of Documents assigned or released: 200412290062

Additional reference #'s on page _____ of document

Grantor(s) (Last name, first name, initials)

1. BANIAGA, AVELINA, M.

Additional names on page _____ of document.

Grantee(s) (Last name first, then first name and initials)

1. SEATTLE SAVINGS BANK, A WASHINGTON CORPORATION

2. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

Additional names on page _____ of document.

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)(9.8000 AC) OPEN SPACE #281B #751986 1973 DT 15 DK 1 E1/2 E1/2 NE1/4 SW1/4 LESS S 6 FT TO DT TRNSF
#808531

Additional legal is on page _____ of document.

Assessor's Property Tax Parcel/Account Number

340324-3-002-0001

☐ Assessor Tax # not yet assigned

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

2015 AUG 18 PM 12:37

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION,

Plaintiff,

vs.

AVELINA M. BANIAGA; DOES 1-10
INCLUSIVE; UNKNOWN OCCUPANTS
OF THE SUBJECT REAL PROPERTY;
PARTIES IN POSSESSION OF THE
SUBJECT REAL PROPERTY; PARTIES
CLAIMING A RIGHT TO POSSESSION OF
THE SUBJECT PROPERTY

Defendants.

Case No.: **15 2 01136 0**

LIS PENDENS

NOTICE IS HEREBY GIVEN that the above-named Plaintiff has commenced an action against the above-named Defendants in the Superior Court of Skagit County by filing a Summons and Complaint; this is notice of pendency of that action. The names of the parties to the action are set forth above. The object of the action is to foreclose a mortgage Deed of Trust. The Deed of Trust was recorded on 12/29/2004 with the Clerk of Skagit County Deeds and Records under Instrument No. 200412290062. The description of the real property encumbered by this mortgage deed of trust and affected by the action is as follows:

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///

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1 THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4
2 IN SECTION 24, TOWNSHIP 34 NORTH, RANGE 3 EAST, W.M., EXCEPT
3 MCLEAN ROAD AND DRAINAGE DISTRICT # 15 DITCH RIGHT-OF-WAY.

4 Assessor's Parcel Number: 340324-3-002-0001

5 Dated this 16th day of August, 2015

McCarthy & Holthus, LLP

6 
7 [] Christopher Luhrs, WSBA #43175

8 [X] Wendy Walter, WSBA #33809

108 1st Avenue South, Ste. 300

Seattle, WA 98104

(206) 319-9100

Attorneys for Plaintiff

11
12 STATE OF WASHINGTON

13 COUNTY OF KING

14 On this day personally appeared before me Wendy Walter, to me known
15 to be the individual(s) described in and who executed the within and foregoing instrument, and
16 acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed,
17 for the uses and purposes therein mentioned.

Given under my hand and seal of office this 10th day of August, 2015

18 Sara Hollister

19 Sara Hollister

Notary Public in and for the State of Washington

Residing at: Seattle, WA

My appointment expires: 9-20-18

