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Skagit County Auditor

\$78.00

5/3/2016 Page

1 of

6 10:49AM

Return To:

Skagit County Sheriff's Office
Civil Division
600 South Third Street
Mount Vernon, WA 98273

Date: May 3, 2016

Skagit County Superior Court No: 15-2-00875-0

Document Title:

1. Sheriff's Levy - Notice of Execution Upon Real Property

Grantor(s) -- Last Name, First Name, Middle Initial (Defendant):

1. Ellingson, Agnes M.
2. Ellingson, Ervin B. Sr.
3. et al

Grantee(s) -- Last Name, First Name, Middle Initial (Plaintiff):

1. JPMorgan Chase Bank, National Association

Legal Description:

LOT 132, "CEDARGROVE ON THE SKAGIT", AS PER PLAT RECORDED
IN VOLUME 9 OF PLATS AT PAGE 48 TO 51, INCLUSIVE, IN THE
RECORDS OF SKAGIT COUNTY, STATE OF WASHINGTON

Assessor's Parcel/Tax ID Number:

P64201 / 3877-000-132-0005

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

**JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION,**

Plaintiff,

vs.

**AGNES M. ELLINGSON; ERVIN B.
ELLINGSON SR.; JOSHUA ELLINGSON;
ERVIN ELLINGSON JR.; TERRY
ELLINGSON; ERIC ELLINGSON; CHARLES
ELLINGSON; CORPORATE INVESTMENTS;
LACEY O'MALLEY AGENCY; HOUSING
AUTHORITY OF SKAGIT COUNTY; SB&C
LTD AKA SKAGIT BONDED COLLECTORS;
WACHOVIA DEALER SERVICES, INC.,
F/K/A WFS FINANCIAL, INC.;
CEDARGROVE MAINTENANCE COMPANY;
UNKNOWN HEIRS, SPOUSE, LEGATEES,
AND DEVISEES OF AGNES M. ELLINGSON
AND/OR ERVIN B. ELLINGSON SR.; 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; ALL OTHER UNKNOWN
PERSONS OR PARTIES CLAIMING ANY
RIGHT, TITLE, ESTATE, LIEN, OR INTEREST
IN THE REAL ESTATE DESCRIBED IN THE
COMPLAINT HEREIN,**

Defendants.

Cause No.: **15-2-00875-0**

**SHERIFF'S NOTICE OF EXECUTION
UPON REAL PROPERTY**

ORIGINAL

To the Auditor of Skagit County, State of Washington, and to whom it may concern,
Greetings:

Under and by virtue of an Order of Sale issued out of the Superior Court of the State of
Washington, for the County of Skagit, on the 7th day of April 2016, by the Clerk thereof, a
true copy of said order being hereto attached and made a part hereof, to me as Sheriff,
directed and delivered, I do hereby levy upon and attach all of the right, title and interest of

the defendants AGNES M. ELLINGSON and ERVIN B. ELLINGSON SR., in said Order of Sale named, in and to the real estate, situated in Skagit County, State of Washington, bounded and described as follow, to-wit:

Assessor's Parcel/Tax ID Number: P64201 / 3877-000-132-0005

LOT 132, "CEDARGROVE ON THE SKAGIT", AS PER PLAT RECORDED IN VOLUME 9 OF PLATS AT PAGE 48 TO 51, INCLUSIVE, IN THE RECORDS OF SKAGIT COUNTY, STATE OF WASHINGTON

Also commonly known as 45972 BAKER DR, CONCRETE, WA 98237.

Given under my hand this 3rd day of May 2016.

Will Reichardt, Sheriff

By: Carolyn K. Vandenhoevel
Carolyn K. Vandenhoevel, Civil Assistant

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

9 JPMORGAN CHASE BANK, NATIONAL
10 ASSOCIATION,

11 Plaintiff,

12 vs.

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13 AGNES M. ELLINGSON, ERVIN B.
14 ELLINGSON SR.; JOSHUA ELLINGSON;
15 ERVIN ELLINGSON JR.; TERRY
16 ELLINGSON; ERIC ELLINGSON;
17 CHARLES ELLINGSON; CORPORATE
18 INVESTMENTS; LACEY O'MALLEY
19 AGENCY; HOUSING AUTHORITY OF
20 SKAGIT COUNTY; SB&C LTD AKA
21 SKAGIT BONDED COLLECTORS;
22 WACHOVIA DEALER SERVICES, INC.,
23 F/K/A WFS FINANCIAL, INC. ;
24 CEDARGROVE MAINTENANCE
25 COMPANY; UNKNOWN HEIRS, SPOUSE,
26 LEGATEES, AND DEVISEES OF AGNES
27 M. ELLINGSON AND/OR ERVIN B.
28 ELLINGSON SR.; 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; ALL OTHER UNKNOWN
PERSONS OR PARTIES CLAIMING ANY
RIGHT, TITLE, ESTATE, LIEN, OR
INTEREST IN THE REAL ESTATE
DESCRIBED IN THE COMPLAINT
HEREIN;

Defendants.

Case No.: 15-2-00875-0

ORDER OF SALE FOR PROPERTY
ADDRESS:

45972 Baker Dr
Concrete, WA 98237

(Clerk's Action Required)

1
2 **THE STATE OF WASHINGTON TO: Skagit County Sheriff**

3 A Judgment of Foreclosure was entered and docketed in this case on 3/29/2016. The
4 Judgment was entered in favor of the Judgment Creditor: JPMORGAN CHASE BANK,
5 NATIONAL ASSOCIATION, 3415 Vision Dr, Columbus, OH, 43219; against Judgment
6 Debtors, Agnes M. Ellingson & Ervin B. Ellingson, Sr, with a money award in the amount of
7 \$52,481.81, plus post judgment interest at the rate of 2.125% per annum from 3/29/2016 to date
8 of sale, with a per diem of \$2.55, and whereas said judgment is a foreclosure without deficiency
9 judgment, twelve month redemption period.

10 **NOW, THEREFORE, IN THE NAME OF THE STATE OF WASHINGTON,** you
11 are hereby commanded to sell, in the manner prescribed by law for the sale of real property on
12 execution (subject to redemption of 12 months), all of the interest that the Defendant had on May
13 24, 1994, the date of the Deed of Trust, and also the interest that the Defendant had thereafter
14 acquired, in the real property described as follows:

15 LOT 132, "CEDARGROVE ON THE SKAGIT", AS PER PLAT RECORDED IN
16 VOLUME 9 OF PLATS AT PAGE 48 TO 51, INCLUSIVE, IN THE RECORDS OF
17 SKAGIT COUNTY, STATE OF WASHINGTON.

18 APN/Parcel # 3877-000-132-0005 and commonly known as: 45972 Baker Dr, Concrete, WA
19 98237.

20 Sale of the property is to satisfy the sum listed above, plus the costs incurred in
21 performing this Order of Sale. You are to make the return within 60 days after issuance by the
22 court. For purposes of sale, the Order may be automatically extended for 30 days.
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1 WITNESS, the Honorable **DAVE NEEDY**, Judge of the Superior Court and seal
2 of said court, affixed this 7 day of April, 2016 at Mount Vernon, Washington.

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4 **MAVIS E. BETZ** County Clerk

5 Title

6 By: 

7 Deputy

MAVIS E. BETZ
SKAGIT COUNTY CLERK
205 W. KINCAID, RM 103
MOUNT VERNON, WA 98273

8 Presented by:

9 Dated: April 1, 2016

10 McCarthy & Holthus, LLP

11 ☐ Wendy Walter, WSBA No. 33809
12 ☐ Annette Cook, WSBA No. 31450
13 ☒ Christopher Luhrs, WSBA No. 43175
14 ☐ Joseph T. McCormick III, WSBA No. 48883
15 108 1st Avenue South, Ste. 300
16 Seattle, WA 98104
17 Attorneys for Plaintiff