



201605250012

After recording, return to:

Law Offices of Gregory E. Thulin P.S.  
2200 Rimland Drive, Suite 115  
Bellingham, WA 98226-6643

Skagit County Auditor

\$75.00

5/25/2016 Page

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3 10:01AM

Skagit Highlands Homeowners  
Association, a Washington non-profit  
corporation,

Claimant,

vs.

James E. Higgins and Ashlee Goehring,  
husband and wife,

Owners.

NOTICE OF LIEN AGAINST OWNER  
FOR UNPAID ASSESSMENTS

APN: P125526

XrefID: 4915-000-314-0000

NOTICE IS HEREBY GIVEN that Skagit Highlands Homeowners Association (the "Association"), has a lien under RCW 64.38.020 upon the following described real property located in Skagit County, Washington:

Lot 314, Plat of Skagit Highlands Division V (Phase I), according to the plat thereof, recorded on December 21, 2006, under Auditor's File No. 200612210067, records of Skagit County, Washington, situate in Skagit County, Washington,

the owners or reputed owners of which lot are James E. Higgins and Ashlee Goehring, husband and wife, for the sum of \$870.07, representing regular and special assessments for common expenses and other lawful charges owing to the Association, together with interest thereon from the effective date of each such obligation, late fees, costs, expenses and attorneys' fees reasonably incurred in preparing, recording and enforcing this lien. An itemization of this sum is attached hereto as Exhibit "A". In addition to the assessment, common assessments and other charges will continue to accrue on a monthly basis, plus interest at the rate of 12% per annum on the unpaid balance, along with additional attorney's fees and costs of enforcement.

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**EXHIBIT "A"**

Unpaid dues, assessments, late payment penalties, attorney's fees and interest from 8-1-15 through 5-19-16	\$ 463.84
Lien recording fees (filing & release)	\$ 149.00
Certified mail	\$ 7.23
Attorney's fees (lien & lien release)	<u>\$ 250.00</u>
<b>TOTAL:</b>	<b>\$ 870.07</b>