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Skagit County Auditor

\$75.00

2/6/2017 Page

1 of

3 10:17AM

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Judgment

16-2-01306-9

Grantors: (1) Agustin Gonzalez
(2) Pacific Union Financial LLC

Grantee: City of Sedro Woolley

Legal Description: Lot 28, Sauk Mtn. View Estates South PRD

Additional Legal Description Located on Page 2

Assessor's Property Tax Parcel or Account No.: P120689

Reference Nos of Documents Assigned or Released: N/A

By: *[Signature]*
Deputy Clerk

FILED
SKAGIT COUNTY CLERK
SKAGIT COUNTY, WA

2017 FEB -3 AM 10:57

IN THE SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY

**THE CITY OF SEDRO-WOOLLEY, a
Washington municipal corporation**

Plaintiff

vs.

**AGUSTIN GONALEZ, as his separate
property if married; PACIFIC UNION
FINANCIAL LLC**

Defendants

Nº 16-2-01306-9

**DEFAULT JUDGMENT
& DECREE OF FORECLOSURE**

I. JUDGMENT SUMMARY

Judgment Creditor: City of Sedro Woolley
Judgment Debtor: Agustin Gonzalez
Principal Judgment Amount: \$3,944.56
Interest to Date of Judgment: \$0.00
Taxable Costs: \$1,146.50
Attorney's Fees: \$1,500.00
Attorney for Judgment Creditor: Craig Sjostrom #21149
Attorney for Judgment Debtor: N/A
Real Property Tax Parcel No.: P120689
Legal Description: Lot 28, Sauk Mtn. View Estates S.

II. JUDGMENT

THIS MATTER having come on ex parte, on Plaintiff's application for entry of judgment; the Defendants having been found in default; now, therefore judgment shall be entered against Defendants and in favor of Plaintiff, as follows:

- 2.1 Judgment shall be entered in favor of Plaintiff and against Defendant Agustin Gonzalez, in the principal amount of \$3,944.56.
- 2.2 Plaintiff shall further be awarded its taxable costs in the amount of \$1,146.50, and a

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**DEFAULT JUDGMENT &
DECREE OF FORECLOSURE**

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reasonable attorney's fee as prayed for of \$1,500.

2.3 Interest on the judgment, costs, and attorney's fees shall bear interest at 12% per annum.

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 Defendants or persons claiming by, through or under the Defendants:

Lot 28, "SAUK MOUNTAIN VIEW ESTATES SOUTH- A PLANNED RESIDENTIAL DEVELOPMENT", as per the plat thereof recorded under Auditor's File No. 200306090032, records of Skagit County, Wash.

(P120689)

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 Gonzalez, 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 Defendants, and of every person claiming by, through or under the Defendants, 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 Defendants 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: 2/3, 2017.


JUDGE/ COMMISSIONER

Presented by:


CRAIG SJOSTROM #21149
Attorney for Plaintiff

CRAIG D. SJOSTROM

Attorney at Law WSBA #21149

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DEFAULT JUDGMENT

& DECREE OF FORECLOSURE

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