

After recording, return to:

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



201705190025

Skagit County Auditor

\$75.00

5/19/2017 Page

1 of

3 10:40AM

Digby Heights Homeowners  
Association, a Washington non-profit  
corporation,

Claimant,

vs.

Dean J. Johnson, an unmarried man,

Owner.

NOTICE OF LIEN AGAINST OWNER  
FOR UNPAID ASSESSMENTS

APN: 6001-000-000-0059

PID: P130942

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

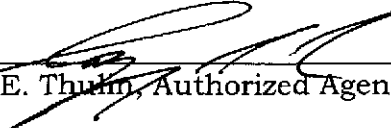
Lot 59, Digby Heights, Phase II, according to the plat thereof, recorded September 19, 2011, under Auditor's File No. 201109190087, records of Skagit County, Washington, situate in Skagit County, Washington,

the owner or reputed owner of which lot is Dean J. Johnson, an unmarried man, for the sum of \$1,504.08, 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.

DATED this 18<sup>th</sup> day of May, 2017.

CLAIMANT:

Digby Heights Homeowners Association

  
\_\_\_\_\_  
Gregory E. Thulin, Authorized Agent

STATE OF WASHINGTON

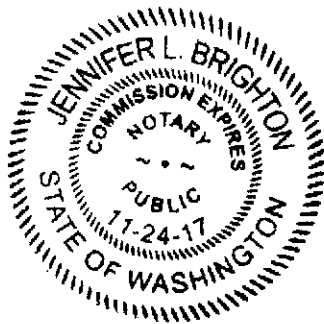
COUNTY OF WHATCOM

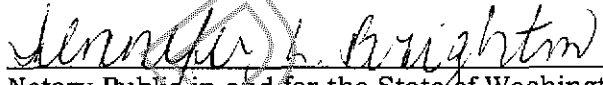
ss.

Gregory E. Thulin, being sworn, says: I am the Authorized Agent of the claimant above named; I have heard the foregoing claim read and know the contents thereof, and believe the same to be true and just.

  
\_\_\_\_\_  
Gregory E. Thulin

Subscribed and Sworn to before me this 18<sup>th</sup> day of May, 2017.



  
\_\_\_\_\_  
Notary Public in and for the State of Washington  
Printed Name: Jennifer L. Brighton  
My commission expires: 11-24-17

**EXHIBIT "A"**

|   |                  |
|---|------------------|
| Monthly delinquent assessments from 8-31-16 thru 5-1-17 | \$ 818.00        |
| Accrued late fees from 8-31-16 thru 4-17-17             | \$ 90.00         |
| Lien recording fees (filing & release)                  | \$ 149.00        |
| Certified mail  | \$ 7.08          |
| Attorney's fees   | <u>\$ 440.00</u> |
| <b>TOTAL:</b>   | \$ 1,504.08      |