



201707240142

Skagit County Auditor

\$77.00

7/24/2017 Page

1 of

4 10:24AM

When recorded return to:

Craig Sjoström
1204 Cleveland Ave.
Mount Vernon, Washington 98273

LIS PENDENS
17-2-01159-5

Grantor: Bryan W. Barnwell

Grantee: City of Sedro Woolley

Legal Description: Tract B & ptn Tract A, Sedro-Woolley S/P SW-0879; ptn Lot 1, BSP SW-01-093

Assessor's Property Tax Parcel or Account No.: P76963

Reference Nos of Documents Assigned or Released: N/A

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6
7 **IN THE SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY**

8
9 **THE CITY OF SEDRO WOOLLEY, a**
10 **Washington municipal corporation**

11 **Plaintiff**

12 vs.

13 **BRYAN W. BARNWELL, as his separate**
14 **property**

15 **Defendants**

Nº 17-2-01159-5
LIS PENDENS

16
17 **NOTICE IS HEREBY GIVEN** that the above named Plaintiff has commenced an action
18 against the above named Defendants in the Superior Court for Skagit County, by filing a
19 **Summons and Complaint**; this is notice of pendency of said action. The names as the parties to
20 said action are set forth above. The object to the action is to foreclose liens for delinquent utility
21 assessments and other charges due to Plaintiff. The description of the parcel of real property
22 situated in Skagit County, Washington, affected by the said action is as follows:

23 **Parcel A:**

24 **Tract B, Short Plat No. SW-0879, approved November 28th, 1979 and recorded on December 3rd,**
25 **1979 in Book 4 of Short Plats, page 1, under Auditor's File No. 7912030001, and being a portion**
26 **of Tract 15, "Sedro Acreage", as per the plat thereof recorded in Volume 3 of Plats, page 35,**
27 **records of Skagit County, Wash.**

28 **Parcel B:**

29 **That portion of Tract "A" of Sedro-Woolley Short Plat No. SW-0879, approved November 28th,**
30

CRAIG D. SJOSTROM

Attorney at Law WSBA #21146
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cdsjostrom@comcast.net

LIS PENDENS

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1 1979 and recorded on December 3rd, 1979 under Auditor's File No. 7912030001, being a portion
2 of Tract 15, "Sedro Acreage", as per the plat recorded in Volume 3 of Plats, page 35, records of
3 Skagit County, Wash., described as follows:

4 Beginning at the Southwest corner of Tract "B" of the said Short Plat No. SW-0879; thence South
5 88° 55' 54" West a distance of 12 feet; thence North 0° 20' 09" East a distance of 108 feet; thence
6 North 88° 55' 54" East a distance of 12 feet to the Northwest corner of the said Tract "B"; thence
7 South along the West line of the said Tract "B" to the point of beginning.

8 Parcel C:

9 That portion of Lot 1, Binding Site Plan SW-01-093 (aka Sunset Industrial Park), recorded in
10 Volume 11 of Short Plats, pages 83 and 84, under Auditor's File No. 9406100051, and being a
11 portion of the Southwest ¼ of the Southeast ¼ of Section 23, Township 35 North, Range 4 East,
12 W.M., and Tracts 14 and 15, "Sedro Acreage", as per the plat recorded in Volume 3 of Plats, page
13 35, records of Skagit County, Wash., more particularly described as follows:

14 Beginning at the Northeast corner of Tract "B", Short Plat No. SW-0879, approved November
15 28th, 1979 and recorded on December 3rd, 1979, in Book 4 of Short Plats, page 1, under Auditor's
16 File No. 7912030001, said point also being the Southeast corner of Lot 1, Binding Site Plan No.
17 SW-01-93; thence Northerly along the Westerly line of Maple Street a distance of 4 feet, more or
18 less, to an existing fence; thence Westerly along the said existing fence a distance of 96 feet, more
19 or less, to an angle point in the said existing fence; thence Southerly along the said existing fence
20 to the Southerly line of the said Lot 1, Binding Site Plan No. SW-01-93; thence Easterly, along the
21 Southerly line of the said Lot 1 to the Southwest corner of the said Tract B; thence Northerly along
22 the Westerly line of the said Tract B to the Northwest corner thereof; thence Easterly, along the
23 Northerly line of the said Tract B to the point of beginning; EXCEPT that portion previously conveyed to Vern
24 Knutzen, *et ux.*, by deed recorded on July 6th, 1989 under Auditor's File No. 8907060006.

25 (P76963)

26 All persons receiving any interest in or to the said parcel of real estate subsequent to the
27 filing hereof will take the same subject to the rights of Plaintiff as established in said action.

28 DATED: 7/20/17

29 
30 CRAIG SJOSTROM WSBA #21149
31 Attorney for Plaintiff

32 STATE OF WASHINGTON)
33 :SS
34 COUNTY OF SKAGIT)

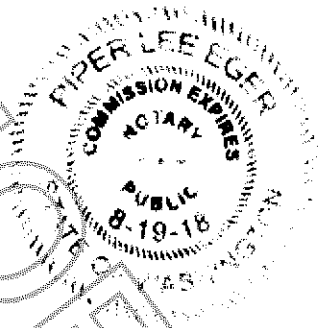
35 On this day personally appeared before me Craig Sjostrom, to me known to be the individual described in
36 and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and
37 voluntary act and deed for the uses and purposes therein mentioned.

38 GIVEN under my hand and official seal this 20th day of July, 2017.

39 **CRAIG D. SJOSTROM**

40 Attorney at Law WSBA #21149
1204 Cleveland Ave., Mt. Vernon, Wash. 98273
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cdsjostrom@comcast.net

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Piper Lee Eger
NOTARY PUBLIC in and for the State of Washington
residing at Mount Vernon
My commission expires: 8-19-18
Name: Piper Lee Eger