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Skagit County Auditor

\$77.00

11/6/2017 Page

1 of

4 10:55AM

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

Judgment

13-2-00818-4

Grantor: Debra A. Beeson

Grantee: City of Sedro Woolley

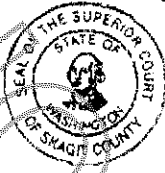
Legal Description: Lot 1, Short Plat SW-06-98

Additional Legal Description Located on Page 2

Assessor's Property Tax Parcel or Account No.: P115502

Reference Nos of Documents Assigned or Released: N/A

1 I, MAVIS E. BETZ, Clerk of the Superior Court of
2 the State of Washington, for Skagit County, do
3 hereby certify that this is a true copy of the original
4 now on file in my office. Dated 11-3-17



MAVIS E. BETZ, County Clerk

By: [Signature]
Deputy Clerk

*FILED
SKAGIT COUNTY CLERK
SKAGIT COUNTY, WA

2017 NOV -3 AM 9:34

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

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

11 **Plaintiff**

12 **vs.**

13 **DEBRA A. BEESON, as her separate**
14 **property if married; JERRY WALKER &**
15 **GILDA SENA WALKER, h/w**

16 **Defendants**

Nº 13-2-00818-4

**JUDGMENT & DECREE
OF FORECLOSURE**

17 **I. JUDGMENT SUMMARY**

18 Judgment Creditor: City of Sedro Woolley
19 Judgment Debtor: Debra A. Beeson
20 Principal Judgment Amount: \$15,502.06
Interest to Date of Judgment: \$0.00
21 Taxable Costs: \$1,446.23
Attorney's Fees: \$3,168.00
22 Attorney for Judgment Creditor: Craig Sjostrom #21149
Attorney for Judgment Debtor: N/A
23 Real Property Legal Description: Lot 2, Short Plat SW 06-98 tgv 1993 GLDNW M/H, #4599
Tax Parcel No.: P115502

24 **II. JUDGMENT**

25 **THIS MATTER** having come on regularly for hearing, on Plaintiff's motion for entry of
26 judgment on the pleadings; the said motion having been granted as against Defendant Debra A.
27 Beeson, and the Defendants Jerry Walker & Gilda Sena Walker having been found in default;
28 now, therefore judgment shall be entered against Defendants and in favor of Plaintiff, as follows:

29 **JUDGMENT & DECREE**
30 **OF FORECLOSURE**

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CRAIG D. SJOSTROM

Attorney at Law WSBA #21149
1204 Cleveland Ave., Mt. Vernon, Wash. 98273

(360) 848-0339 FAX (360) 336-3488

cdsjostrom@comcast.net

1
2 2.1 Judgment shall be entered in favor of Plaintiff and against Defendant Debra A. Beeson in
3 the principal amount of \$15,502.06, plus taxable costs in the amount of \$1,446.23, and a
4 reasonable attorney's fee as prayed for of \$3,168.00, for a total judgment of \$20,116.29.

5 2.2 Interest on the judgment, costs, and attorney's fees shall bear interest at 12% per annum.

6 III. DECREE OF FORECLOSURE

7 3.1 Plaintiff's lien shall be a first and prior lien upon the following-described real property,
8 superior to any right, title, claim, lien or interest on the part of the Defendants or persons
9 claiming by, through or under the Defendants:

10 Lot 2, Short Plat No. SW-06-98, approved June 29th, 1999, recorded under Skagit County
11 Auditor's File No. 9907020068, in Volume 14 of Short Plats, page 38, being a portion of
12 the Southwest ¼ of the Northeast ¼ of Section 23, Township 35 North, Range 4 East,
13 W.M.

14 TOGETHER WITH 1993 GLDNW Mobile Home, #4599

15 (P115502)

16 3.2 The lien described herein shall be foreclosed and the said real property shall be sold in
17 one or more parcels in accordance with and in the manner provided by law.

18 3.3 Plaintiff shall be permitted to be a purchaser at the sale; that the net proceeds of said sale
19 be applied first toward the payment of the costs of said sale and then towards the payment
20 of Plaintiff's judgment.

21 3.4 Plaintiff shall have and retain a deficiency judgment against Defendant Beeson, in the
22 event that the bid(s) at the sale(s) are less than the sum of Plaintiff's entire judgment, plus
23 the costs of sale, provided that no such judgment shall attach to the extent the debt was
24 discharged under the United States bankruptcy laws.

25 3.5 After the sale of said property, all right, title, claim, lien or interest of the Defendants, and
26 of every person claiming by, through or under the Defendants, in or to said property,
27 including the right of possession thereof from and after said sale, be forever barred and
28 foreclosed and that the purchaser(s) at said sale be entitled to immediate possession of the
29 premises as allowed by law, subject only to such statutory rights of redemption as the
30 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: Nov 3, 2017.

Debra Moody
JUDGE/ COMMISSIONER

CRAIG D. SJOSTROM

Attorney at Law WSBA #21149

1204 Cleveland Ave., Mt. Vernon, Wash. 98273

(360) 848-0339 FAX (360) 336-3488

cdsjostrom@comcast.net

JUDGMENT & DECREE
OF FORECLOSURE

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1 Presented by:

Copy Received:

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3 
4 CRAIG SJOSTROM #21149
Attorney for Plaintiff



Defendant

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*JUDGMENT & DECREE
OF FORECLOSURE*

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Page 3 of 3

CRAIG D. SJOSTROM

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