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WA-16-734163-JUD



201802260061
Skagit County Auditor
2/26/2018 Page

1 of

\$77.00
4 10:46AM

Document Title(s) (or transactions contained therein): (all areas applicable to your document **must** be filled in)

Sheriff's Certificate of Sale of Real

1. Property _____ 2. _____
3. _____ 4. _____

Reference Number(s) of Documents assigned or released: 201502200035

Additional reference #'s on page _____ of document.

Grantor(s) (Last name, first name, initials) (Exactly as name(s) appear on Mortgage (Borrowers))

1. Will Reichardt, Skagit County Sheriff, _____
2. _____, _____

Additional names on page _____ of document.

Grantee(s) (Last name first, then first name and initials)

1. OCWEN LOAN SERVICING, LLC, _____
2. _____, _____

Additional names on page _____ of document

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)

THE EAST 1/2 OF LOT 15 AND ALL OF LOT 16, BLOCK 112, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGES 4 THROUGH 7, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Additional legal is on page _____ of document

Assessor's Property Tax Parcel/Account Number

P55712

☐ Assessor Tax # not yet assigned

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

OCWEN LOAN SERVICING, LLC,
Plaintiff,

vs.

**UNKNOWN HEIRS, SPOUSE, LEGATEES,
AND DEVISEES OF TIMOTHY A. ROGERS,
DECEASED; MARY ROGERS; EDWARDS A.
ROGERS; NORTH COAST CREDIT UNION;
UNKNOWN OCCUPANTS OF THE SUBJECT
REAL PROPERTY; ALL OTHER UNKNOWN
PERSONS OR PARTIES CLAIMING ANY
RIGHT, TITLE, ESTATE, LIEN, OR INTEREST
IN THE REAL ESTATE DESCRIBED IN THE
COMPLAINT HEREIN,**

Defendants.

Cause No.: **16-2-00777-8**

**SHERIFF'S CERTIFICATE OF SALE OF
REAL PROPERTY**

Parcel Number: P55712

Partial Legal Description: EAST 1/2 OF
LOT 15 AND ALL OF LOT 16, BLOCK 112,
'MAP OF THE CITY OF ANACORTES'

ORIGINAL

I, Will Reichardt, Sheriff of the County of Skagit in the State of Washington, do hereby certify that pursuant to a Default Judgment And Decree of Foreclosure entered in the Superior Court of said County and State on the 19th day of June 2017, in an action wherein OCWEN LOAN SERVICING, LLC is plaintiff and UNKNOWN HEIRS, SPOUSE, LEGATEES, AND DEVISEES OF TIMOTHY A. ROGERS, DECEASED; MARY ROGERS; EDWARDS A. ROGERS; NORTH COAST CREDIT UNION; UNKNOWN OCCUPANTS OF THE SUBJECT REAL PROPERTY; ALL OTHER UNKNOWN PERSONS OR PARTIES CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE REAL ESTATE DESCRIBED IN THE COMPLAINT HEREIN are defendants.

Said Order of Sale having been duly certified and together with an Order of Sale issued therewith to me as such Sheriff directed and delivered, commanding me to sell according to law all or so much as may be necessary of the real property described in said order to satisfy said judgment amount to the sum of \$225,458.86 inclusive of interest, cost of suit and increased cost.

I gave due and legal notice of sale; and, on the 27th day of October 2017, at 10:30 A.M., at the steps of the Skagit County Courthouse, Third and Kincaid Streets, in Mount Vernon, in said County of Skagit, State of Washington, I duly sold said real property at public auction to the highest bidder, to wit:

OCWEN LOAN SERVICING, LLC

C/O MCCARTHY & HOLTHUS LLP
108 1ST AVE S; STE 300
SEATTLE, WA 98104

Who made the highest and best bid therefore of \$189,112.50 at said sale, for all of said real property situated in said County and State and described in said order as follows:

Assessor's Parcel/Tax ID Number: P55712 / 3772-112-016-0005

THE EAST 1/2 OF LOT 15 AND ALL OF LOT 16, BLOCK 112, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGES 4 THROUGH 7, RECORDS OF SKAGIT COUNTY, WASHINGTON

Also commonly known as 1410 9TH ST, ANACORTES, WA 98221.

And I do further certify that the said real property was sold in one lot and that said sum above stated the highest bid made, and that said sum was the whole price paid for said real property, and that the property is subject to redemption in 8 months as provided by law.

Given under my hand this 27th day of October 2017.

WILL REICHARDT, SHERIFF
SKAGIT COUNTY, WASHINGTON

By: Carolyn K. Vandenhoevel
Carolyn K. Vandenhoevel
Civil Assistant

I certify that I know or have satisfactory evidence that Carolyn K. Vandenhoevel is the person who appeared before me and said person acknowledged that she signed this instrument as the Civil Assistant to Will Reichardt, Sheriff of Skagit County, State of Washington and acknowledges it to be the free and voluntary act of such party for the uses and purposes mentioned in the above instrument.

Subscribed and sworn to before me this 27th day of October 2017.

Julia Benson
Julia Benson, NOTARY PUBLIC in and for the State of Washington, residing in Mount Vernon.
My commission expires January 15, 2018.

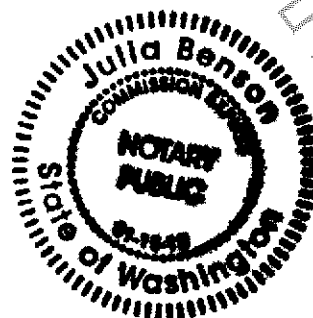


Exhibit A

The East 1/2 of Lot 15 and all of Lot 16, Block 112, "Map of the City of Anacortes, Skagit County, Washington", according to the plat thereof recorded in Volume 2 of Plats, Pages 4 through 7, records of Skagit County, Washington.