

Return Address:McCarthy & Holthus, LLPAttn: Matthew Stamper, WSBA No. 46685108 1st Avenue South, Ste. 300Seattle, WA 98104WA-17-801664-JUD**201805090054**05/09/2018 02:33 PM Pages: 1 of 3 Fees: \$76.00
Skagit County AuditorPlease print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)1. Sheriff's Deed to Real Property

2. _____

3. _____

4. _____

Reference Number(s) of Documents assigned or released: 200804110045

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. JAMES B. NUTTER & COMPANY , _____

2. _____ , _____

Additional names on page _____ of document

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)LOT 1 OF SKAGIT COUNTY SHORT PLAT NO. 93-017 AS APPROVED JUNE 21, 1993, AND
RECORDED JUNE 28, 1993, IN VOLUME 10 OF SHORT PLATS, PAGE 211, UNDER AUDITOR S
FILE NO. 9306280157, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF
THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 35
NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN. SITUATED IN SKAGIT COUNTY,
WASHINGTON.

Additional legal is on page _____ of document

Assessor's Property Tax Parcel/Account Number

P102738, 350717-4-006-0108

☐ 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.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20181917
MAY 09 2018

Amount Paid \$
Skagit Co. Treasurer
By *mlm* Deputy

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

**JAMES B. NUTTER & COMPANY, its successors in
interest and/or assigns,**

Plaintiff,

vs.

**UNKNOWN HEIRS AND DEVISEES OF BONNIE E.
WOLFE; UNKNOWN HEIRS AND DEVISEES OF
ROCKY K. WOODY; DOE M. HARTZ; FAWN
WHITED; JOY B. WOODY AKA JOY B. NAVEJAS;
AMANDA RAYMER AKA AMANDA WOODY;
UNITED STATES OF AMERICA; STATE OF
WASHINGTON; OCCUPANTS OF THE PREMISES,**

Defendants.

Cause No.: **14-2-02004-2**

**SHERIFF'S DEED
TO REAL PROPERTY**

P102738

(1.0000 ac) (TO BE TITLE
ELIMINATED BY COURT ORDER)
M/H 2T911097FAB LEXINGTON 93
48X28I LOT 1 S/P 93-017 AKA PTN
NEW1/4 SE1/4

ORIGINAL

I, Will Reichardt, Sheriff of Skagit County, State of Washington, do hereby certify that a WRIT FOR ORDER OF SALE did issue out of the Superior Court of SKAGIT County, Washington, on October 31, 2016, upon a judgment rendered in Superior Court of SKAGIT County, Washington on June 9, 2015, in favor of JAMES B. NUTTER & COMPANY, ITS SUCCESSORS IN INTEREST AND/OR ASSIGNS, for the sum of Two Hundred Six Thousand, Six Hundred Thirty-Seven Dollars and Thirty-Four Cents (\$206,637.34).

The WRIT FOR ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on November 7, 2016, and commanded the Sheriff to cause the amount of the judgment to be made out of the real estate described in the WRIT FOR ORDER OF SALE.

The Sheriff did, in obedience to the WRIT FOR ORDER OF SALE, levy upon the real property described below, and on January 20, 2017, sold the real property at public auction, for cash in hand, at the front door of the Skagit County Courthouse, 205 W. Kincaid, Mount Vernon, Skagit County, Washington, at 10:30 AM, after having first given notice of the time and place of the sale according to law.

At the sale, the premises were sold to JAMES B. NUTTER & COMPANY, its successors in interest and/or assigns ("Purchaser"), the highest and best bidder, for the sum of One Hundred Forty Thousand Dollars (\$140,000.00). The Sheriff thereupon delivered to said purchaser a Certificate of Sale as required by law and on March 16, 2017, the above entitled court in its order made and duly entered, confirmed said sale.

Any further possible redemption of the real estate, as of this date, has expired.

Now, therefore, I, Will Reichardt, the Sheriff of Skagit County, by virtue of the WRIT FOR ORDER OF SALE, the enabling statutes, and in consideration of the receipt for the sum of money last stated above, do hereby grant, bargain, sell, convey and confirm JAMES B. NUTTER & COMPANY, its successors in interest and/or assigns as the purchaser at said sale, or his successor in interest, or as a redemptioner so hereto entitled, and to his heirs, successors, and assigns forever the real estate described below.

Assessor's Parcel/Tax ID Number: P102738 / 350717-4-006-0108

LOT 1 OF SKAGIT COUNTY SHORT PLAT NO. 93-017 AS APPROVED JUNE 21, 1993, AND RECORDED JUNE 28, 1993, IN VOLUME 10 OF SHORT PLATS, PAGE 211, UNDER AUDITOR'S FILE NO. 9306280157, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 35 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN. SITUATED IN SKAGIT COUNTY, WASHINGTON.

Also commonly known as 8632 Lusk Rd, Concrete, WA 98237.

Given under my hand this 30th day of March 2018.



Will Reichardt
Sheriff of Skagit County, State of Washington
600 South 3rd Street
Mount Vernon WA 98273



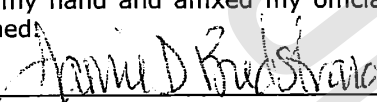
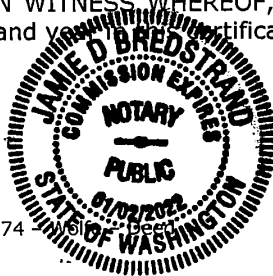
STATE OF WASHINGTON

ss.

County of Skagit

Before me the undersigned, Jamie D. Bredstrand, on this 30th day of March 2018, personally appeared Will Reichardt, Sheriff of the County of Skagit, State of Washington, personally known to me to be the individual described in and who executed the foregoing instrument and acknowledged to me that he executed the same freely and voluntarily, and for the uses and purposes, in the capacity therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year first above mentioned.



Jamie D. Bredstrand, NOTARY PUBLIC in and for the State of Washington, residing in Mount Vernon. My commission expires January 2, 2022