



201805310069

05/31/2018 01:39 PM Pages: 1 of 7 Fees: \$80.00
Skagit County Auditor

Return To:

Skagit County Sheriff's Office
Civil Division
600 South Third Street
Mount Vernon, WA 98273

Date: May 31, 2018

Skagit County Superior Court No: 17-2-01630-9

Document Title:

1. Sheriff's Levy - Notice of Execution Upon Real Property

Grantor(s) -- Last Name, First Name, Middle Initial (Defendant):

1. CAMBRON, ABDIAS
2. CAMBRON, MARY R.
3. IN REM

Grantee(s) -- Last Name, First Name, Middle Initial (Plaintiff):

1. CARRINGTON MORTGAGE SERVICES, LLC

Assessor's Parcel/Tax ID Number:

P62839 / 3867-000-081-0800

Legal Description:

The North 95 feet of the West 230 feet of the following described property: The South 7 acres of the following described tract: The West 1/2 of Tract 81, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, Page 49, records of Skagit County, Washington; Except the East 31.1 feet thereof; Also except from the said South 7 acres above described, that portion lying within the following description:

Beginning at the Southwest corner of said Tract 81; thence North along the West line of said tract, 291.55 feet; thence South 89° 28'

East 331.17 feet parallel with the South line of said tract; thence North 0°04' West 213.45 feet parallel to the East line of said tract; thence South 89°28' East 272.30 feet; thence South 0°04' East 505 feet to the South line of said tract; thence North 89°28' West 603.81 feet to the point of beginning. Situate in the city of Burlington, County of Skagit, State of Washington

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT**CARRINGTON MORTGAGE SERVICES, LLC,**

Plaintiff,

vs:

**ABDIAS CAMBRON; MARY R. CAMBRON;
UNITED STATES OF AMERICA; FABRO, LLC;
JOHN AND/OR JANE DOE, UNKNOWN
OCCUPANTS/CO-HABITANTS OF THE
SUBJECT PREMISES,**

Defendants.

Cause No.: **17-2-01630-9****SHERIFF'S NOTICE OF EXECUTION
UPON REAL PROPERTY****ORIGINAL**

To the Auditor of Skagit County, State of Washington, and to whom it may concern,
Greetings:

Under and by virtue of an Order of Sale issued out of the Superior Court of the State of Washington, for the County of Skagit, on the 21st day of May 2018, by the Clerk thereof, a true copy of said order being hereto attached and made a part hereof, to me as Sheriff, directed and delivered, I do hereby levy upon and attach all of the right, title and interest of the defendants ABDIAS CAMBRON; MARY R. CAMBRON; UNITED STATES OF AMERICA; FABRO, LLC; JOHN AND/OR JANE DOE, UNKNOWN OCCUPANTS/CO-HABITANTS OF THE SUBJECT PREMISES, in said Order of Sale named, in and to the real estate, situated in Skagit County, State of Washington, bounded and described as follow, to-wit:

Assessor's Parcel/Tax ID Number: P62839 / 3867-000-081-0800

The North 95 feet of the West 230 feet of the following described property: The South 7 acres of the following described tract: The West 1/2 of Tract 81, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, Page 49, records of Skagit County, Washington; Except the East 31.1 feet thereof; Also except from the said South 7 acres above described, that portion lying within the following description: Beginning at the Southwest corner of said Tract 81; thence North along the West line of said tract, 291.55 feet; thence South 89° 28' East 331.17 feet parallel with the South line of said tract; thence North 0°04' West 213.45 feet parallel to the East line of said tract; thence South 89°28' East 272.30 feet; thence South 0°04' East 505 feet to the South line of said tract; thence North 89°28' West 603.81 feet to the point of beginning. Situate in the city of Burlington, County of Skagit, State of Washington

Also commonly known as 1260 South Anacortes Street, Burlington, WA 98233.

Given under my hand this 31st day of May 2018.

Will Reichardt, Sheriff

By: Melinda Larsen

Melinda Larsen, Civil Assistant

RECEIVED
2018 MAY 30 PM 1:52
WILL REICHARDT, SHERIFF

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF SKAGIT

CARRINGTON MORTGAGE SERVICES,
LLC

Plaintiff,

vs.

ABDIAS CAMBRON; MARY R. CAMBRON;
UNITED STATES OF AMERICA; FABRO,
LLC; JOHN AND/OR JANE DOE,
UNKNOWN OCCUPANTS/CO-HABITANTS
OF THE SUBJECT PREMISES,

Defendants

No. 17-2-01630-9

WRIT FOR ORDER OF SALE
Eight (8) Month Redemption Period

(Clerk's Action Required)

FROM: THE SKAGIT COUNTY SUPERIOR COURT CLERK's OFFICE

TO: THE SHERIFF OF SKAGIT COUNTY, WASHINGTON

On May 7, 2018, a Judgment and Decree of Foreclosure was entered in favor of Carrington Mortgage Services, LLC ("Plaintiff") against Defendants ABDIAS CAMBRON; MARY R. CAMBRON; FABRO, LLC. The Judgment forecloses the interests of all the Defendants in and to the following described property ("Property") commonly known as 1260 South Anacortes Street, Burlington, WA 98233 for the total sum of \$399,655.06 plus additional

S&S 15-117036 Writ for Order of Sale

1

1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683
Telephone (360)260-2253 (800)970-5647
Fax (360)260-2285
ksutherland@logs.com

 ORIGINAL

pre-judgment interest until judgment entry date and post-judgment interest at the rate of 6.5% per annum beginning on May 8, 2018 until satisfied. The Property is situated in Skagit County, State of Washington, is legally described as follows:

The North 95 feet of the West 230 feet of the following described property:
The South 7 acres of the following described tract: The West 1/2 of Tract 81, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, Page 49, records of Skagit County, Washington; Except the East 31.1 feet thereof; Also except from the said South 7 acres above described, that portion lying within the following description:
Beginning at the Southwest corner of said Tract 81; thence North along the West line of said tract, 291.55 feet; thence South 89° 28' East 331.17 feet parallel with the South line of said tract;
thence North 0°04' West 213.45 feet parallel to the East line of said tract; thence South 89°28' East 272.30 feet; thence South 0°04' East 505 feet to the South line of said tract; thence North 89°28' West 603.81 feet to the point of beginning.
Situate in the city of Burlington, County of Skagit, State of Washington

Abbreviated Legal Description: Ptn Tract 81, Burlington Acreage Property

Tax Parcel: 3867-000-081-0800

Judgment Debtors: Abdias Cambron and Mary R. Cambron (*in rem*)

THEREFORE, pursuant to RCW 61.12.060, and in the name of the State of Washington, you are hereby commanded to sell the Property, or so much thereof as may be necessary, in order to satisfy the Judgment, including post-judgment interest and costs and setting the redemption period for Eight (8) months.

MAKE RETURN HEREOF within sixty (60) days of the date indicated below, showing you have executed the same.

///

///

///

///

S&S 15-117036 Writ for Order of Sale

2

1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683

Telephone (360)260-2253 (800)970-5647

Fax (360)260-2285

ksutherland@logs.com

Pursuant to RCW 6.21.050(2), the Sheriff may adjourn the foreclosure sale from time to time, not exceeding thirty (30) days beyond the last date at which this Writ is made returnable, with the consent of the Plaintiff endorsed upon this Writ by a contemporaneous writing.

WITNESS, the Honorable **DAVE NEEDY**

Judge of the Superior Court and the seal of said Court, affixed this 21 Day of

May, 2018, at Mt. Vernon, Washington.

By: **MAVIS E. BETZ**
Superior Court Clerk

By: Kathryn Young
Deputy Clerk

Presented by:

Attorneys for Plaintiff,
SHAPIRO & SUTHERLAND, LLC

By: [Signature]

☒ James A. Craft #47763 [jcraft@logs.com]*
☐ Kelly D. Sutherland #21889 [ksutherland@logs.com]
☐ Cara J. Richter #47723 [crichter@logs.com]
☐ Holger Uhl #52705 [huhl@logs.com]*
1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683
7632 SW Durham Road, Suite 350, Tigard, OR 97224*
(360)260-2253; Fax (360)260-2285

THIS WRIT SHALL BE AUTOMATICALLY EXTENDED FOR THIRTY (30) DAYS FOR THE PURPOSES OF SALE

