



201806140017

06/14/2018 10:12 AM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

After recording, return to:

Law Offices of Gregory E. Thulin P.S.
2200 Rimland Drive, Suite 115
Bellingham, WA 98226-6643

Rosewood Homeowners Association, a
Washington non-profit corporation,

Claimant,

vs.

Cory Gebhardt, a single man,

Owner.

**NOTICE OF CONTINUING LIEN
AGAINST OWNER FOR UNPAID
ASSESSMENTS**

APN: P116449

XRefID: 4745-000-003-0000


NOTICE IS HEREBY GIVEN that Rosewood Homeowners Association (the "Association"), has a lien under RCW 64.38.020 upon the following described real property located in Skagit County, Washington:

Lot 3, Rosewood P.U.D. Phase 1, as per plat recorded on February 14, 2000, under Auditor's File No. 20002140086, records of Skagit County, Washington, situate in Skagit County, Washington,

the owner or reputed owner of which lot is Cory Gebhardt, for the sum of \$1,433.20, representing regular and special assessments for common expenses and other lawful charges owing to the Association, together with interest thereon from the effective date of each such obligation, late fees, costs, expenses and attorneys' fees reasonably incurred in preparing, recording and enforcing this lien. An itemization of this sum is attached hereto as Exhibit "A". In addition to the assessment, common assessments and other charges will continue to accrue on a monthly basis, plus interest at the rate of 12% per annum on the unpaid balance, along with additional attorney's fees and costs of enforcement.

DATED this 13th day of June, 2018.

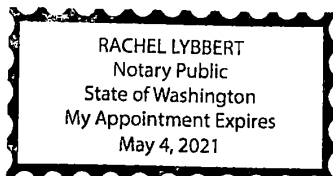
Rosewood Homeowners Association


Gregory E. Thulin, Authorized Agent

STATE OF WASHINGTON)
) ss.
COUNTY OF WHATCOM)


Gregory E. Thadlin

Subscribed and Sworn to before me this 13th day of June, 2018.



Rachel E. Lybbert
Notary Public in and for the State of Washington
Printed Name: Rachel Lybbert
My commission expires: 05-04-21

EXHIBIT "A"

Delinquent assessments from 01/3/17 thru 06/11/18 in the amount of \$300/year	\$ 600.00
Fine assessed on 08-07-17	\$ 50.00
Late fees @ \$25.00	\$ 25.00
Lien recording fees (filing & release)	\$ 201.00
Certified mail	\$ 7.20
Attorney's fees	<u>\$ 550.00</u>
TOTAL:	\$ 1,433.20