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07/17/2018 09:32 AM Pages: 1 of 5 Fees: \$103.00
Skagit County Auditor

Return To:

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

Date: July 17, 2018

Skagit County Superior Court No: 14-2-01931-1

Document Title:

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

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

1. Kincaid, Leah A., aka Leah Utley

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

1. 21st Mortgage Corporation, a Delaware corporation

Legal Description:

Lots 7, 8, 9, and 10 Block 68, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH.," as per plat recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

Situate in the City of Burlington, County of Skagit, State of Washington.

Assessor's Parcel/Tax ID Number:

P71763 / 4076-068-010-0006

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

**21ST MORTGAGE CORPORATION, a
Delaware corporation,**

Plaintiff,

vs.

**LEAH KINCAID, aka LEAH UTLEY; PUGET
SOUND INVESTORS; JEANETTE ROSE
DIBIASE, trustee of JEANETTE ROSE
DIBIASE REVOCABLE TRUST; STATE OF
WASHINGTON; DAVID E. BERENTSON;
JENNY CREEK PROPERTY MANAGEMENT,
LLC; CITY OF BURLINGTON; INTERNAL
REVENUE SERVICE; and MAUREEN M. PELL,**

Defendants.

Cause No.: **14-2-01931-1**

**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 a writ of execution issued out of the Superior Court of the State of Washington, for the County of Skagit, on the 2nd day of July 2018, by the Clerk thereof, a true copy of said writ 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 defendant LEAH KINCAID, aka LEAH UTLEY, in said writ of execution 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: P71763 / 4076-068-010-0006

Lots 7, 8, 9, and 10 Block 68, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH.," as per plat recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

Situate in the City of Burlington, County of Skagit, State of Washington.

Also commonly known as 400 S ANACORTES ST, BURLINGTON, WA 98233.

Given under my hand this 17th day of July 2018.

Will Reichardt, Sheriff

By: 
Carolyn K. Vandenheuvel, Civil Assistant

RECEIVED
2018 JUL -9 PM 1:24
WILL REICHARDT, SHERIFF

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SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY

21ST MORTGAGE CORPORATION, a
Delaware corporation,

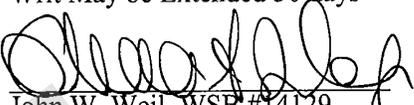
Plaintiff,

) Case No. 14-2-01931-1
)
) WRIT OF EXECUTION ON REAL
) PROPERTY

v.

LEAH KINCAID, aka LEAH UTLEY;
PUGET SOUND INVESTORS; JEANETTE
ROSE DIBIASE, trustee of JEANETTE ROSE
DIBIASE REVOCABLE TRUST; STATE OF
WASHINGTON; DAVID E. BERENTSON;
JENNY CREEK PROPERTY
MANAGEMENT, LLC; CITY OF
BURLINGTON; INTERNAL REVENUE
SERVICE; and MAUREEN M. PELL,

Defendants.

) Writ May be Extended 30 days
)
) 
) John W. Weil, WSB #14129
) Eleanor A. DuBay, WSB #45828

The State of Washington, To the Sheriff of Skagit County, You are Commanded:

To take this Writ with attached copies of exemption statutes and levy upon, seize and
take into possession and execution, the nonexempt real property of the below stated Judgment
Debtor, Leah Kincaid aka Leah Utley, in your county, sufficient to execute and to satisfy the
judgment, interest and increased interest, costs, and increased costs, to sell that property
according to law, and to make return of this Writ of Execution on Real Property within 60 days

///

ORIGINAL

TOMASI SALYER MARTIN
121 SW Morrison St, Suite 1850
Portland, OR 97204
Telephone: (503) 894-9900
Facsimile: (971) 544-7236

1 to the Clerk who issued it, on the basis of the following described money judgment in favor of
2 plaintiff 21st Mortgage Corporation against defendant Leah Kincaid aka Leah Utley:

- | | | |
|---|-------------------------------------|--------------|
| 3 | 1. Principal Amount of Judgment: | \$325,083.15 |
| 4 | 2. Post-judgment interest from date | |
| 5 | of judgment (9/9/15) to 6/30/18 at | |
| | 5.875% per annum: | \$26,161.76 |
| 6 | Amount due as of 6/30/18: | \$351,244.91 |

7 Such amount was calculated after giving credit for partial payments totaling \$27,471.39
8 and is to be satisfied in full from the proceeds of the sale, there being no judgment for recovery
9 of a deficiency, if one results.

10 The judgment in this case was entered in favor of plaintiff, 21st Mortgage Corporation,
11 against defendants Leah Kincaid aka Leah Utley; Puget Sound Investors; Jeanette Rose Dibiase,
12 trustee of Jeanette Rose Dibiase Revocable Trust; State of Washington; David E. Berentson;
13 Jenny Creek Property Management, LLC; City of Burlington; Internal Revenue Service; and
14 Maureen M. Pell on September 9, 2015 in the Skagit County Superior Court. Said judgment
15 forecloses and extinguishes any interest defendants had in the subject property.

16 The Judgment Creditor has filed an affidavit pursuant to RCW 6.17.100 stating that this
17 Writ is issued pursuant to a judgment specifically directing that the below described property be
18 sold, that defendants have no exemption in the property pursuant to RCW 6.13.080 and the
19 redemption period is 8 months.

20 The description of the property subject to the Writ is as follows:

21 Lots 7, 8, 9 and 10, Block 68, "AMENDED PLAT OF
22 BURLINGTON, SKAGIT COUNTY, WASH.," as per plat
23 recorded in Volume 3 of Plats, page 17, records of Skagit County,
24 Washington.
25 Situate in the City of Burlington, County of Skagit, State of
26 Washington.

25 ///

26 ///

1 and more commonly known as 400 S Anacortes St, Burlington, WA 98233.

2 DATED **JUL - 2 2018**, BY DIRECTION OF THE HONORABLE
3 JUDGE/COMMISSIONER **BRIAN L. STILES**.

6 MAVIS E. BETZ
7 Superior Court Clerk

8 *Kalvi Young*
9 **DEPUTY CLERK**



9 SUBMITTED BY:

10 *[Handwritten signature]*
11 *[Handwritten signature]*
12 *[Handwritten signature]*

12 John W. Weil, WSB #14129
13 Eleanor A. DuBay, WSB #45828
14 Of Attorneys for Plaintiff

14 TOMASI SALYER MARTIN PC
15 121 SW Morrison St, Suite 1850
16 Portland, OR 97204
17 Telephone: (503) 894-9900
18 Email: jweil@tomasilegal.com
19 edubay@tomasilegal.com