

**201901100007**01/10/2019 10:01 AM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor**Return Address:**

McCarthy & Holthus, LLP
Attn: Grace Chu, WSBA No. 51256
108 1st Avenue South, Ste. 300
Seattle, WA 98104
WA-17-796736-JUD

Please 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 <u>must</u> be filled in)	
Sheriff's Certificate of Sale of Real	
1. Property	2.
3.	4.
Reference Number(s) of Documents assigned or released: 200802270136	
Additional reference #'s on page _____ Of document.	
Grantor(s) (Last name, first name, initials)	
1. Will Reichardt, Sheriff of Skagit County	,
2.	,
Additional names on page _____ of document.	
Grantee(s) (Last name first, then first name and initials)	
Nationstar Mortgage LLC D/B/A Champion	
1. Mortgage Company	,
2.	,
Additional names on page _____ of document	
Legal description (abbreviated: i.e. lot, block, plat or section, township, range)	
TRACT 2, PLAT OF FRUITDALE VIEW DIV. NO. 1, VOL 10 OF PLATS, PAGE 29.	
Additional legal is on page _____ of document	
Assessor's Property Tax Parcel/Account Number	
4194-000-002-0006	<input type="checkbox"/> 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**NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY,**

Plaintiff,

vs.

**UNKNOWN HEIRS AND DEVISEES OF
LORNA FAYE GUSTAFSON; DAVID
GUSTAFSON; LINDA GUSTAFSON; ROBERT
GUSTAFSON; UNITED STATES OF AMERICA;
STATE OF WASHINGTON; OCCUPANTS OF
THE PREMISES,**

Defendants.

Cause No.: **17-2-01088-2****SHERIFF'S CERTIFICATE OF SALE OF
REAL PROPERTY**

Parcel Number: P77922

Partial Legal Description: TR 2
FRUITDALE VIEW DIV NO 1 VOL 10 OF
PLATS PAGE 29**ORIGINAL**

I, Will Reichardt, Sheriff of the County of Skagit in the State of Washington, do hereby certify that pursuant to a In Rem Default Judgment and Decree of Foreclosure entered in the Superior Court of said County and State on the 10th day of July 2018, in an action wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is plaintiff and UNKNOWN HEIRS AND DEVISEES OF LORNA FAYE GUSTAFSON; DAVID GUSTAFSON; LINDA GUSTAFSON; ROBERT GUSTAFSON; UNITED STATES OF AMERICA; STATE OF WASHINGTON; OCCUPANTS OF THE PREMISES 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 \$222,756.77 inclusive of interest, cost of suit and increased cost.

I gave due and legal notice of sale; and, on the 16th day of November 2018, 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:

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
C/O MCCARTHY & HOLTHUS
108 1ST AVE SOUTH; STE 300
SEATTLE, WA 98104

Who made the highest and best bid therefore of \$232,232.22 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: P77922 / 4194-000-002-0006

TRACT 2, PLAT OF FRUITDALE VIEW DIV. NO. 1, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10 OF PLATS, PAGE 29, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATED IN SKAGIT COUNTY, WASHINGTON.

Also commonly known as 9043 FRUITDALE ROAD, SEDRO WOOLLEY, WA 98284.

And I do further certify that the said real property was sold in one parcel 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 19th day of November 2018.

WILL REICHARDT, SHERIFF
SKAGIT COUNTY, WASHINGTON

By: Melinda Larsen
Melinda Larsen
Civil Assistant

I certify that I know or have satisfactory evidence that Melinda Larsen 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 19th day of November 2018.

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

