

AFTER RECORDING RETURN TO:

Leahy Fjelstad Peryea

901 Fifth Avenue, Suite 820
Seattle, WA 98164-1005

NOTICE OF CLAIM OF LIEN

Grantors / Debtors: Smith, Kristi
Grantee / Claimant: Skagit Highlands Homeowners Association
Legal Description (abbreviated): Lot 361, Plat of Skagit Highlands Division V (Phase 2)
Assessor's Tax Parcel ID #: P127296
Reference Nos. of Documents Released or Assigned: None

Skagit Highlands Homeowners Association ("Skagit Highlands") is a Washington corporation created to exercise the powers and authority of the Association set out in the Declaration recorded in the records of Skagit County, Washington, at Skagit County Recording No. 200508170114 ("the Declaration"). Section 8.8 of the Declaration creates a lien against a Lot upon non-payment of an assessment. The lien secures payment of the unpaid assessment(s) and of all costs and expenses (including reasonable attorneys' fees) associated with the non-payment. All third parties are put on notice that Skagit Highlands claims a lien for unpaid assessment(s) dating from April 1, 2014, and for all costs and expenses (including reasonable attorney's fees) associated with non-payment of the assessment(s), against the property legally described as:

LOT 361, PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 2), ACCORDING TO THE PLAT THEREOF RECORDED ON JANUARY 17, 2008 UNDER AUDITOR'S FILE NO. 200801170047, RECORDS OF SKAGIT COUNTY WASHINGTON. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

As of February 26, 2020, the total amount owing and secured by the lien was \$5,750.13. The total amount will increase by assessment(s), costs, and expenses that accrue after February 26, 2020, and prior to foreclosure, including any unposted or unbilled attorney's fees. The total amount secured by the lien may be a personal obligation of Smith, Kristi.

Dated this 26th day of February, 2020.

Skagit Highlands Homeowners Association

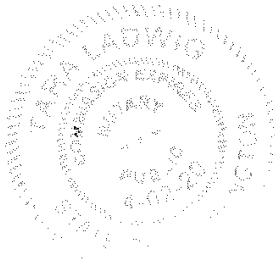
By: *Bennett A. Taylor*
Bennett A. Taylor, WSBA #41336
Its Attorney In Fact
Leahy Fjelstad Peryea
901 Fifth Avenue, Suite 820
Seattle, WA 98164
(206) 403-1933

STATE OF WASHINGTON)
)ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that Bennett A. Taylor, WSBA #41336 is the person who appeared before me, signed this instrument, on oath stated that she/he is authorized to execute said instrument as attorney for Skagit Highlands, and acknowledged said instrument as the attorney in fact for Skagit Highlands to be the free and voluntary act of said Association, for the uses and purposes therein mentioned.

Dated this 26 day of February, 2020.

Tara Ladwig
Notary Public in and for the State of Washington
Print/Type Name Tara Ladwig
My Appointment Expires 4-02-2020



UNOFFICIAL DOCUMENT