

Real Estate Excise Tax  
Exempt  
Skagit County Treasurer  
By Marissa Guerrero  
Affidavit No. 2020-3055  
Date 08/12/2020

**SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT**

**U.S. BANK NATIONAL ASSOCIATION, AS  
TRUSTEE, SUCCESSOR IN INTEREST TO  
WACHOVIA BANK, N.A. (FORMERLY KNOWN AS  
FIRST UNION NATIONAL BANK), AS TRUSTEE  
FOR ACE SECURITIES HOME EQUITY LOAN  
TRUST 2001-HE1,**

Plaintiff,

vs.

**UNKNOWN HEIRS, SPOUSE, LEGATEES, AND  
DEWISEES OF JIMMIE N. COSTULIS, DECEASED;  
UNKNOWN HEIRS, SPOUSE, LEGATEES, AND  
DEWISEES OF SHARENE S. COSTULIS,  
DECEASED; KIMBERLY COSTULIS; JIMMIE N.  
COSTULIS JR.; CITY OF BURLINGTON;  
WORLDWIDE ASSEST PURCHASING; SKAGIT  
BONDED COLLECTORS, LCC; EVERGREEN  
FINANCIAL SERVICES, INC.; ACCOUNTS  
RECEIVABLE INC.; STATE OF WASHINGTON,  
DEPARTMENT OF SOCIAL AND HEALTH  
SERVICES, FINANCIAL SERVICES  
ADMINISTRATION; OCCUPANTS OF THE  
SUBJECT REAL PROPERTY; ALL OTHER  
UNKNOWN PERSONS OR PARTIES CLAIMING  
ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST  
IN THE REAL ESTATE DESCRIDED IN THE  
COMPLAINT HEREIN,**

Defendants.

Cause No.: **15-2-01593-4**

**SHERIFF'S DEED  
TO REAL PROPERTY**

Parcel Number: P71848

Partial Legal Description: Lt 3 and  
Ptn of Lt 4 Blk 79 Amended plat of  
Burlington

**ORIGINAL**

I, Don McDermott, Sheriff of Skagit County, State of Washington, do hereby certify that a ORDER OF SALE did issue out of the Superior Court of SKAGIT County, Washington, on August 13, 2019, upon a judgment rendered in Superior Court of SKAGIT County, Washington on August 2, 2019, in favor of U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO WACHOVIA BANK, N.A. (FORMERLY KNOWN AS FIRST UNION NATIONAL BANK), AS TRUSTEE FOR ACE SECURITIES HOME EQUITY LOAN TRUST 2001-HE1, for the

sum of Eighty Three Thousand, Two Hundred Nineteen Dollars and Sixty Four Cents (\$83,219.64).

The ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on September 9, 2019, and commanded the Sheriff to cause the amount of the judgment to be made out of the real estate described in the ORDER OF SALE.

The Sheriff did, in obedience to the ORDER OF SALE, levy upon the real property described below, and on November 8, 2019, sold the real property at public auction, for cash in hand, at the front door of the Skagit County Courthouse, 205 W. Kincaid, Mount Vernon, Skagit County, Washington, at 10:30 AM, after having first given notice of the time and place of the sale according to law.

At the sale, the premises were sold to SULTAN 12 LLC AND RAIN CITY CAPITAL LLC FOR SECURITY PURPOSES ONLY ("Purchaser"), the highest and best bidder, for the sum of One Hundred Twenty Thousand Dollars (\$120,000.00). The Sheriff thereupon delivered to said purchaser a Certificate of Sale as required by law and on December 6, 2019, the above entitled court in its order made and duly entered, confirmed said sale.

Any further possible redemption of the real estate, as of this date, has expired.

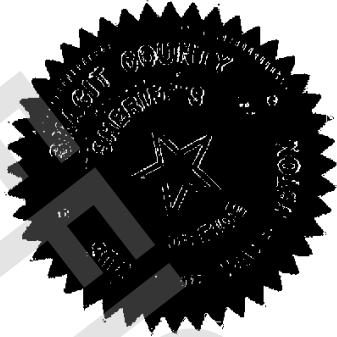
Now, therefore, I, Don McDermott, the Sheriff of Skagit County, by virtue of the ORDER OF SALE, the enabling statutes, and in consideration of the receipt for the sum of money last stated above, do hereby grant, bargain, sell, convey and confirm SULTAN 12 LLC AND RAIN CITY CAPITAL LLC FOR SECURITY PURPOSES ONLY as the purchaser at said sale, or his successor in interest, or as a redemptioner so hereto entitled, and to his heirs, successors, and assigns forever the real estate described below.

Assessor's Parcel/Tax ID Number: P71848 / 4076-079-005-0117

Lot 3 and the East half of lot 4, Block 79, AMENDED PLAT OF BURLINGTON, according to the plat thereof recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington. EXCEPT the following described portion of said East Half of Lot 4: Beginning at the Northwest corner of said East Half; Thence South along the West line of said East Half to a point which is 5 feet South of the Northerly most Southeasterly corner of an existing house located on the West Half of said Lot 4, which point is 86 feet, more or less, South of the as-built centerline of Orange Avenue; Thence East to a point on a line 5 feet East of and parallel with that certain East line of said house lying Northerly of said Southeasterly corner; Thence Northerly along said parallel line and its Northerly extension to the South line of Orange Avenue; Thence West along said South line to the point of beginning. Situated in Skagit County, Washington.

Also commonly known as 1028 E. Orange Ave., Burlington, WA 98233.

Given under my hand this 7th day of August 2020.



Don McDermott  
Sheriff of Skagit County, State of Washington  
600 South 3<sup>rd</sup> Street  
Mount Vernon WA 98273

**STATE OF WASHINGTON**

**ss.**

County of Skagit

Before me the undersigned, Melinda Larsen, on this 7<sup>th</sup> day of August 2020, personally appeared Don McDermott, Sheriff of the County of Skagit, State of Washington, personally known to me to be the individual described in and who executed the foregoing instrument and acknowledged to me that he executed the same freely and voluntarily, and for the uses and purposes, in the capacity therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above mentioned.

Melinda Larsen, NOTARY PUBLIC in and for the  
State of Washington, residing in Sedro-Woolley.  
My commission expires April 7, 2021.

