

COVER SHEET

Return to:

Mylissa R. Bode, Paralegal to Peter R. Dworkin BELCHER SWANSON LAW FIRM 900 DUPONT STREET BELLINGHAM, WA 98225

Document Title(s) (or transactions contained herein):

1. Certified Copy of Judgment and Decree Quieting Title

Reference No:

21-2-00297-29

Grantor(s) (last name, first name and initials):

1. Travis W. Bertram and Michele Y. Bertram

Grantee/Beneficiary (last name, first name and initials):

1. Western Forest Products, Inc.

Legal Description (abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range):

LOTS 19 & 20 BLK 12, SEDRO

Assessor's Parcel/Tax I.D. Number:

P75420

21-2-00297-29 JDDOT 5 Judgment and Decree Quieting Title 10454984

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BELCHER, SWANSON LAW FIRM, P.L.L.C.

I, MELISSA BEATON, Clerk of the Superior Court of the State of Washington, for Skagit County, do hereby certify that this is a true copy of the original now on file in my office. Dated



MELISSA BEATON, County Clerk

By: Deputy O

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR SKAGIT COUNTY

TRAVIS W. BERTRAM and MICHELE Y. BERTRAM, husband and wife.

No. 21-2-00297-29

Plaintiff,

·

WESTERN FOREST PRODUCTS, INC. and all other persons or entities unknown claiming any right, title, estate, lien or interest in the real estate described in the Complaint,

JUDGMENT AND DECREE QUIETING TITLE (AGREED)

Defendants.

I. JUDGMENT SUMMARY

(JUDGMENT QUIETING TITLE)

Grantors:

Travis W. Bertram and Michele Y. Bertram

Grantee:

Western Forest Products, Inc.

Abbrev. Legal:

LOTS 19 & 20 BLK 12, SEDRO

Tax Parcel:

P75420

Atty for Grantors:

Steven Hathaway

Atty for Grantee:

Peter R. Dworkin

Reference:

Skagit County Auditor's File No. 200807030060

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Belcher SWANSON
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JUDGMENT AND DECREE QUIETING TITLE -1

II. JUDGMENT AND DECREE QUIETING TITLE

THIS MATTER, having come on before the Court on the day below dated, with the Plaintiff appearing by and through their attorney of record, Steven C. Hathaway, Defendant appearing by and through its attorney, Peter R. Dworkin of Belcher Swanson Law Firm, PLLC, and the Court, having reviewed the record and pleadings filed herein, and upon the agreement of the parties captioned above, it is NOW, THEREFORE, HEREBY.

ORDERED, ADJUDGED AND DECREED that this Judgment and Decree Quieting Title affects title to the real property described in Exhibit A hereto (the "Property"), which is hereby incorporated by reference.

ORDERED, ADJUDGED AND DECREED that the Deed of Trust found at Skagit County Auditors File No. 200807030060, recorded on July 3, 2008, naming Defendant Western Forest Products, Inc., as Beneficiary, and granted by Plaintiff's Travis W. Bertram and Michele Y. Bertram as Grantors ("WFP Deed of Trust"), is hereby declared and decreed by this Court to be null and void, and of no further force and effect.

ORDERED, ADJUDGED AND DECREED that to the extent the WFP Deed of Trust encumbered title to the Property, title to the Property is hereby quieted in favor of Plaintiffs, Travis W. Bertram and Michele Y. Bertram with Western Forest Products, Inc. having no further right, title, or interest in the Property.

ORDERED, ADJUDGED AND DECREED that this Judgment and Decree Quieting Title is a Final Order in this matter, ending all claims and/or causes of action alleged or which could have been alleged in this matter including, but not limited to, awards of fees or costs to either party.

Belcher SWANSON
LAW HIMM, N.C.

900 DIEPON'T STREET, BELLINGHAN IN ASSINGTION 9
THEPPHONE 300, 231, 6390, EAX 300, 671, 075

JUDGMENT AND DECREE QUIETING TITLE -2

ORDERED, ADJUDGED AND DECREED that each party shall bear its own fees and/or costs, and this Court enters no award of such to either party. 9_ day of June 2021. IT IS SO ORDERED this ____ PRESENTED JOINTLY BY PLAINTIFFS AND DEFENDANT: BELCHER SWANSON LAW FIRM, PLLC u PETER R. DWORKIN, WSBA# 30394 Attorney for Defendants LAW OFFICES OF STEVEN HATHAWAY STEVEN HATHAWAY, WSBA# 24971 Attorney for Plaintiffs

JUDGMENT AND DECREE QUIETING TITLE -3

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EXHIBIT A The North 60 feet of Lots 19 and 20, Block 12, "PLAT OF THE TOWN OF SEDRO," as per plat recorded in Volume 1 of Plats, page 17, records of Skagit County, Washington, EXCEPT the West 7 feet of Lot 20. Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

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JUDGMENT AND DECREE QUIETING TITLE -4

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