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11/07/2022 02:44 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2022 4525

NOV 07 2022

Amount Paid \$ 
By Skagit Co. Treasurer
Deputy



Document Title:

SHERIFF'S DEED TO REAL PROPERTY

Reference Number :

Grantor(s):

☐ additional grantor names on page ____.

1. DON MCDERMOTT, SHERIFF OF SKAGIT COUNTY

2.

Grantee(s):

☐ additional grantee names on page ____.

1. DAVID MIREAULT

2.

Abbreviated legal description:

☐ full legal on page(s) ____.

LT 72, RIVER PARK NO 1

Assessor Parcel / Tax ID Number:

☐ additional tax parcel number(s) on page ____.

P63621

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT**CASCADE RIVER COMMUNITY CLUB, Inc., a
Washington nonprofit corporation,**

Plaintiff,

vs.

**TERESA ERICKSON, an unmarried person; HEIRS
AND DEVISEES OF CLEO PARKER, Deceased,**

Defendants.

Cause No.: **19-2-00157-29****SHERIFF'S DEED
TO REAL PROPERTY**

Parcel Number: P63621

Partial Legal Description : CASCADE
RIVER PARK NO 1 LOT 72

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 November 30, 2021, upon a Judgment and Decree of Foreclosure rendered in Superior Court of SKAGIT County, Washington on November 30, 2021, in favor of CASCADE RIVER COMMUNITY CLUB, Inc., a Washington nonprofit corporation, for the sum of Fourteen Thousand, Eight Hundred Sixty-Eight Dollars and Twenty-Five Cents (\$14,868.25).

The ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on December 7, 2021, 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 February 11, 2022, 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 DAVID MIREAULT ("Purchaser"), the highest and best bidder, for the sum of Seventeen Thousand, Six Hundred Dollars (\$17,600.00). The Sheriff thereupon delivered to said purchaser a Certificate of Sale as required by law and on March 18, 2022, 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

ORIGINAL

stated above, do hereby grant, bargain, sell, convey and confirm DAVID MIREAULT 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: P63621 / 3871-000-072-0003

Lot 72, "Cascade River Park Div. No. 1", as per plat recorded in Volume 8 of Plats, pages 54-59 inclusive, records of Skagit County, Washington.

Also commonly known as 63875 Cascade Park Place, Marblemount, WA 98267.

Given under my hand this 12th day of October 2022.



Don McDermott

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

STATE OF WASHINGTON

ss.

County of Skagit

Before me the undersigned, Melinda Larsen, on this 12th day of October 2022, 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

Melinda Larsen, NOTARY PUBLIC in and for the
State of Washington, residing in Sedro-Woolley.
My commission expires March 17, 2025.