

CSD ATTORNEYS AT LAW P.S.
1500 Railroad Avenue
Bellingham, WA 98225
(360) 671-1796

DOCUMENT TITLE(S):

SHERIFF'S CERTIFICATE OF SALE OF REAL PROPERTY

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

N/A

GRANTOR(S):

ESTATE OF IRENE MEJIA ANDERSON, Deceased, ALL HEIRS AND DEVISEES, KNOWN AND UNKNOWN, OF THE ESTATE OF IRENE MEJIA ANDERSON, INCLUDING, BUT NOT LIMITED TO: CLARA ANDERSON; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE REAL ESTATE DESCRIBED IN THE COMPLAINT HEREIN

GRANTEE(S):

LAKE TYEE, A WASHINGTON NONPROFIT CORPORATION

ABBREVIATED LEGAL DESCRIPTION (Lot, block, plat or section, township, range):

LOT B-45, LAKE TYEE I

Additional Legal is on Page 2 of Document

ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER(S):

P78513

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT**LAKE TYEE, a Washington nonprofit corporation,**

Plaintiff,

vs.

ESTATE OF IRENE MEJIA ANDERSON, Deceased, ALL HEIRS AND DEVISEES, KNOWN AND UNKNOWN, OF THE ESTATE OF IRENE MEJIA ANDERSON, INCLUDING, BUT NOT LIMITED TO: CLARA ANDERSON; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE REAL ESTATE DESCRIBED IN THE COMPLAINT HEREIN,

Defendants.

Cause No.: **22-2-00908-29****SHERIFF'S CERTIFICATE OF SALE OF REAL PROPERTY**

Parcel Number: P78513

Partial Legal Description: LOT 45, BLK B, LAKE TYEE I

ORIGINAL

I, DON McDERMOTT, Sheriff of the County of Skagit in the State of Washington, do hereby certify that pursuant to a Amended Default Judgment and Order of Foreclosure entered in the Superior Court of said County and State on the 12th day of April 2023, in an action wherein LAKE TYEE, a Washington nonprofit corporation, is plaintiff and ESTATE OF IRENE MEJIA ANDERSON, Deceased, ALL HEIRS AND DEVISEES, KNOWN AND UNKNOWN, OF THE ESTATE OF IRENE MEJIA ANDERSON, INCLUDING, BUT NOT LIMITED TO: CLARA ANDERSON; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE REAL ESTATE DESCRIBED IN THE COMPLAINT HEREIN, are defendants

Said Order of Sale having been duly certified and together with a Writ of Execution 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 \$25,996.84, inclusive of interest, cost of suit and increased cost.

I gave due and legal notice of sale; and, on the 14th day of July 2023, 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:

LAKE TYEE, a Washington nonprofit corporation
c/o CSD Attorneys at Law
1500 Railroad Ave.
Bellingham, WA 98225

Who made the highest and best bid therefore of \$25,996.84 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: P78513 / 4129-002-045-0002

LOT B-45, LAKE TYEE I, AS PER PLAT RECORDED IN VOLUME 10 OF PLATS, PAGES 66-70, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN SKAGIT COUNTY, WASHINGTON.

Also commonly known as 4364 Sahalee Trail, Concrete, WA 98237.

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 1 Year as provided by law.

Given under my hand this 17th day of July 2023.

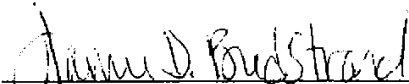
DON McDERMOTT, SHERIFF
SKAGIT COUNTY, WASHINGTON

By:


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 Don McDermott, 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 17th day of July 2023.



Jamie D. Bredstrand, NOTARY PUBLIC in and for the State of Washington, residing in Stanwood. My commission expires January 2, 2026.

