



202404260016

04/26/2024 10:04 AM Pages: 1 of 6 Fees: \$308.50
Skagit County Auditor

After recording, return to:

John R. Tuttle Engineering and Management LLC
Attn: John R. Tuttle, P.E.
12297 Bayhill Drive
Burlington, WA 98233

CLAIM OF LIEN

Grantor (Name of person indebted to Claimant): **Mr. Robert Ruby, Owner**
Granite Holdings LLC
901 Metcalf Street PMB 34
Sedro-Woolley, WA 98284

Grantee (Claimant): **John R. Tuttle Engineering and Management LLC**
DBA Tuttle Engineering and Management

Abbreviated Legal Description: **Parcel #64982:** DEITER'S ACREAGE, NORTH PART OF LOTS 18 & 19 TO A DEPTH OF 525.14 FEET MEASURED SOUTHWARD ALONG BOTH EAST & WEST LOT LINES PARALLEL TO THE NORTHERN BOUNDARY LINE. (P64986 COMBINED TO THIS ACCOUNT).

Section 19, Township 35 North, Range 5 East, W.M., Skagit County, WA.
(7.03 acres)

Parcel #64952: THAT PORTION OF TRACT 10 OF DEITER'S ACREAGE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 3 OF PLATS, PAGE 53, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING WEST OF A LINE DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SAID TRACT 10 WHICH IS 150 FEET WEST OF THE SOUTHEAST CORNER OF TRACT 9 OF SAID PLAT; THENCE NORTHWESTERLY IN A STRAIGHT LINE TO A POINT ON THE NORTH LINE OF SAID TRACT 10 THAT IS 257 FEET SOUTHWESTERLY FROM THE NORTHEAST CORNER OF SAID TRACT 9 IN SAID PLAT. EXCEPT THAT PORTION DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SAID TRACT 10 WHICH IS 150 FEET WEST OF THE SOUTHEAST CORNER OF TRACT 9 IN SAID PLAT; THENCE NORTHERLY IN A STRAIGHT LINE TO A POINT ON THE NORTHWESTERLY LINE OF SAID TRACT 10 WHICH IS 257 FEET SOUTHWESTERLY OF THE NORTHEASTERLY CORNER OF SAID TRACT 9; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE, 85 FEET; THENCE SOUTHERLY IN A STRAIGHT LINE TO A POINT ON THE SOUTH LINE OF SAID TRACT 10 WHICH IS 85 FEET WEST OF THE POINT OF BEGINNING; THENCE EAST 85 FEET TO THE POINT OF BEGINNING.

Section 19, Township 35 North, Range 5 East, W.M., Skagit County, WA.
(0.14 acres)

Assessor's Property Tax Parcel or Account No: **Parcel #64952 and Parcel #64982**

Reference No(s) of Related Documents: **Not Applicable**

John R. Tuttle Engineering and Management, LLC
DBA Tuttle Engineering and Management
Claimant

Parcel #64952 and Parcel #64982

vs.

Mr. Robert Ruby, Owner Granite Holdings LLC
Name of person indebted to Claimant

Notice is hereby given that the person named below claims a lien pursuant to Chapter 60.04 RCW. In support of this lien, the following information is submitted:

1. Name of Lien Claimant: **John R. Tuttle Engineering and Management, LLC**
Address: **12297 Bayhill Drive, Burlington, WA 98233**
Telephone Number: **360-920-7030**
2. Date on which the Claimant began to perform labor, provide professional services, supply material or equipment or the date on which employee benefit contributions became due: **May 18, 2022**
3. Name of person indebted to the Claimant: **Mr. Robert Ruby, Owner Granite Holdings LLC**
4. Description of the property against which a lien is claimed (Street address, legal description or other information that will reasonably describe the property): **1502 Hoehn Road (Parcel #64952) and 24604 Hoehn Road (Parcel #64982), Skagit County, WA**
5. Name of the owner or reputed owner (If not known state "unknown"): **Mr. Robert Ruby, Owner Granite Holdings LLC**
6. The last date on which labor was performed, professional services were furnished; or contributions to an employee benefit plan were due; or material or equipment was furnished: **December 12, 2022**
7. Principal amount for which the lien is claimed is: **Six Thousand, Three Hundred Forty Dollars and Seventy-Five Cents (\$6,340.75)** representing services that remain due and unpaid from March 17, 2023 through the recording date of this lien.
8. Proof of Accrued Expenses: **See attached Invoice T22-009.01 and Invoice T22-009.02.**
9. If the Claimant is the assignee of this claim so state here: **Not Applicable.**

John R. Tuttle Engineering and Management, LLC
CLAIMANT

John R. Tuttle, P.E. - Principal
CLAIMANT'S NAME

12297 Bayhill Drive
STREET ADDRESS

Burlington, WA 98233 360-920-7030
CITY, STATE, ZIP, PHONE

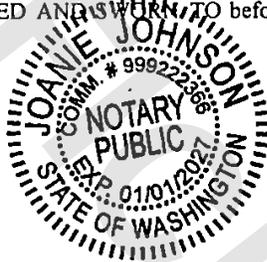
STATE OF WASHINGTON, County of Skagit) ss.

John R. Tuttle, being sworn, states: I am the above named Claimant; I have read the foregoing claim and know the contents thereof, and believe the same to be true and correct. I believe that the Claim of Lien is not frivolous, that it is made with reasonable cause, and that it is not clearly excessive. I make this statement under penalty of perjury.

John R. Tuttle
John R. Tuttle

SIGNED AND SWORN TO before me on

April 25, 2024
Joanne Johnson
Notary Public for Washington



My appointment expires 1/1/2027

UNOFFICIAL DOCUMENT



February 10, 2023

Mr. Robert Ruby
802 Metcalf Street, Suite 206
Sedro Woolley, WA 98284

Subject: Final Project Report and Billing for May 2022 through October 2022
Salt/Hopke Annexation into Sedro-Woolley City Limits

Services performed by Tuttle Engineering and Management during the May through October 2022 billing period include tasks for the Salt and Hopke Annexation Process. Our original agreement was to bill all services at \$150.00/hour based upon TEAM's knowledge, skills, and experience. However, after thorough review of all tasks and services provided, we feel the following terraced billing rate approach is more appropriate.

During the six-month billing period, our office provided client consultation communications, reviewed and submitted required annexation documentation to City of Sedro-Woolley Planning Department, attended City Planning Department and City Council meetings, and communicated regularly with the City to track status of annexation process and document progress.

Below is a billing summary for the project through October 2022.

Classification	Hours	Rate	Billed Amount
Project Management	8.00	\$150.00	\$ 1,200.00
Senior Operations Specialist	8.25	\$120.00	\$ 990.00
Operations Assistant	29.00	\$105.00	\$ 3,045.00
Project Coordinator	5.75	\$ 85.00	\$ 488.75
Total Direct Labor:			\$ 5,723.75
Total Reimbursables:			\$ 0.00
Total Billings For Period:			\$ 5,723.75

Invoice Summary

Previously Billed:	\$ 0.00
Current Invoice:	\$ 5,723.75
Total Billed To Date:	\$ 5,723.75
Total Remitted for Payment:	\$ 5,723.75

Thank you for choosing the Tuttle Engineering and Management to assist with the collaborative planning and development of this project. Please contact us with any questions or comments regarding the information provided above.

Respectfully,

Handwritten signature of John R. Tuttle.

John R. Tuttle, P.E. – Principal

Attachments: Inv. T22-009.01 (Tuttle)

275 West Rio Vista Avenue, Suite 1 Burlington, WA 98233 Phone: 360.899.5953 www.tuttle-team.com



TUTTLE ENGINEERING AND MANAGEMENT

12297 Bayhill Drive
Burlington, WA 98233
(360) 920-7030
jtuttle@tuttle-team.com
www.tuttle-team.com

Invoice

BILL TO
Mr. Robert Ruby
802 Metcalf Street
Suite 206
Sedro Woolley, WA 98284

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
T22-009.01	02/15/2023	\$5,723.75	03/17/2023	Net 30	

DATE RANGE
May 2022 - October 2022

DESCRIPTION	AMOUNT
Document Review, Emails, Texts w/ client - 29.0 Hours @ \$105.00/Hour	3,045.00
TEAM Project Discussions - 5.75 Hours @ \$85.00/Hour	488.75
City Communication, meeting preparations - 8.25 Hours @ \$120.00/Hour	990.00
City & Council Meetings, City Submittals, Client Meetings - 8.0 Hours @ \$150.00/Hour	1,200.00
Overdue accounts subject to a service charge of 1% per month.	
BALANCE DUE	\$5,723.75

Please make all checks payable to:
Tuttle Engineering and Management



TUTTLE ENGINEERING AND MANAGEMENT
12297 Bayhill Drive
Burlington, WA 98233
(360) 920-7030
jtuttle@tuttle-team.com
www.tuttle-team.com

Invoice

BILL TO
Mr. Robert Ruby
802 Metcalf Street
Suite 206
Sedro Woolley, WA 98284

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
T22-009.02	04/25/2024	\$617.00	05/25/2024	Net 30	

DATE RANGE
April 25, 2024

DESCRIPTION	AMOUNT
Skagit County Auditor: Contractor's Lien Filing Fee	303.50
Fee for Additional Pages	5.00
Skagit County Auditor: Release of Lien Filing Fee	303.50
Fee for additional pages	5.00
Please make all checks payable to: TUTTLE ENGINEERING AND MANAGEMENT	BALANCE DUE \$617.00

NOTE: NEW MAILING ADDRESS

Overdue accounts subject to a service charge of 1% per month.