



201503160097

Skagit County Auditor

\$79.00

3/16/2015 Page

1 of

8 10:55AM

Return To:

Skagit County Sheriff's Office
Civil Division
600 South Third Street
Mount Vernon, WA 98273

Date: March 16, 2015

Skagit County Superior Court No: 14-2-00461-6

Document Title:

1. Sheriff's Levy - Notice of Execution Upon Real Property

Grantor(s) -- Last Name, First Name, Middle Initial (Defendant):

1. Bowman, Eileen A.
2. Et al

Grantee(s) -- Last Name, First Name, Middle Initial (Plaintiff):

1. U.S. Bank National Association

Legal Description:

Lot 6 of Skagit County Short Plat No. 96-032, approved November 13, 1999 and recorded December 7, 1999, under Auditor's File No. 199912070056, being a portion of the West 1/2 of the Southeast 1/4 of Section 10, Township 35 North, Range 7 East, W.M.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities as described in that instrument recorded December 7, 1999, under Auditor's File No. 199912070057.

Situate in the County of Skagit, State of Washington.

Assessor's Parcel/Tax ID Number:

P116222 / 350710-4-002-0800

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE C-BASS MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-CB3,

Plaintiff,

vs.

EILEEN A. BOWMAN; CHICAGO TITLE INSURANCE COMPANY; STATE OF WASHINGTON, DEPARTMENT OF SOCIAL AND HEALTH SERVICES; ALSO ALL PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN,

Defendants.

Cause No.: **14-2-00461-6**

SHERIFF'S NOTICE OF EXECUTION UPON REAL PROPERTY

To the Auditor of Skagit County, State of Washington, and to whom it may concern, Greetings:

Under and by virtue of a Order of Sale issued out of the Superior Court of the State of Washington, for the County of Skagit, on the 11th day of February 2015, by the Clerk thereof, a true copy of said order being hereto attached and made a part hereof, to me as Sheriff, directed and delivered, I do hereby levy upon and attach all of the right, title and interest of the defendant EILEEN A. BOWMAN, in said Order of Sale named, in and to the real estate, situated in Skagit County, State of Washington, bounded and described as follow, to-wit:

Assessor's Parcel/Tax ID Number: P116222 / 350710-4-002-0800

Lot 6 of Skagit County Short Plat No. 96-032, approved November 13, 1999 and recorded December 7, 1999, under Auditor's File No. 199912070056, being a portion of the West 1/2 of the Southeast 1/4 of Section 10, Township 35 North, Range 7 East, W.M.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities as described in that instrument recorded December 7, 1999, under Auditor's File No. 199912070057

Situate in the County of Skagit, State of Washington.

Also commonly known as 7663 BIRD DOG LANE, CONCRETE, WA 98237.

Given under my hand this 16th day of March 2015.

Will Reichardt, Sheriff

By:


Elizabeth A. Morgan, Civil Assistant

RECEIVED

15 MAR -6 PM 12:29

WILL REICHARDT, SHERIFF

1
2
3
4
5
6
7 Craig Peterson, WSB #15935
8 Tiffany Owens, WSB #42449
9 Kingston Bowen, WSB #46688
10 Shaun Campbell, WSB #47863
11 Robinson Tait, P.S.
12 710 Second Avenue, Suite 710
13 Seattle, WA 98104
14 Phone: (206) 676-9640
15 Fax: (206) 676-9659
16 Email: cpeterson@robinsontait.com
17 Email: towens@robinsontait.com
18 Email: kbowen@robinsontait.com
19 Email: sgcampbell@robinsontait.com

16 SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY

17 U.S. BANK NATIONAL ASSOCIATION, AS
18 TRUSTEE, FOR THE C-BASS MORTGAGE
19 LOAN ASSET-BACKED CERTIFICATES,
20 SERIES 2005-CB3,

NO. 14-2-00461-6

ORDER OF SALE

21 Plaintiff,

22 v.

23 EILEEN A. BOWMAN; CHICAGO TITLE
24 INSURANCE COMPANY; STATE OF
25 WASHINGTON, DEPARTMENT OF SOCIAL
26 AND HEALTH SERVICES; ALSO ALL
27 PERSONS OR PARTIES UNKNOWN
28 CLAIMING ANY RIGHT, TITLE, LIEN, OR
INTEREST IN THE PROPERTY DESCRIBED
IN THE COMPLAINT HEREIN,

This order may be extended up to 30 days for purposes of the sale

Craig
Kingston Bowen, WSB# 46688

Craig Peterson
WSB 15935

Defendant(s).

ORIGINAL

1
2
3 **THE STATE OF WASHINGTON TO THE SHERIFF OF SKAGIT COUNTY**
4 **GREETINGS:**

5 WHEREAS, in the above-entitled court on January 12, 2015, Plaintiff, secured a judgment
6 against defendant, Eileen A. Bowman, in the total judgment amount of \$240,334.07, together with
7 interest at a rate of 7.50000% per annum, \$32.04 per diem from the date of judgment and continuing
8 thereafter until the date of sale.
9

10 WHEREAS, 73 days elapsed from October 31, 2014 through the entry of judgment on
11 January 12, 2015. Per diem interest in the amount of \$32.04 multiplied by 73 days results in
12 additional interest in the amount of \$2,338.92, which when added to the sum of \$240,334.07 results
13 in a total judgment amount of \$242,672.99.
14

15 WHEREAS, the judgment is a foreclosure against parties of a Deed of Trust Mortgage on real
16 estate in Skagit County, Washington, described as follows.

17 SEE ATTACHED LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A.
18

19 Tax Parcel No. P116222 / 350710-4-002-0800
20 and commonly known as: 7663 Bird Dog Ln, Concrete, WA 98237

21 WHEREAS, on January 12, 2015, the Court ordered that all of the above-described property
22 be sold and the proceeds applied to the payment of principal, interest, attorney fees, costs and
23 disbursements and other recovery amounts with interest to date of the sale of the property.
24

25 NOW, THEREFORE, in the name of the STATE OF WASHINGTON you are hereby
26 commanded to proceed to seize and sell forthwith and without appraisalment, the property above-
27 described, in the manner provided by law, or so much thereof as may be necessary to satisfy the
28

1
2 judgment amount plus interest to the date of sale. The redemption period is 0 months. The Sheriff's
3 notice of sale shall be published in the Skagit Valley Herald.
4

5 DATED this _____ day of **FEB 11 2015**.
6

7 **DAVE NEEDY**

8 JUDGE of the said Court, and the seal thereof on

9 ~~FEB 11 2015~~

MAVIS E. BETZ

10 COURT CLERK

11
12 By 
13 Deputy Clerk

14 **15 9 01570 1**

15 Judgment Number
16
17
18
19
20
21
22
23
24
25
26
27
28

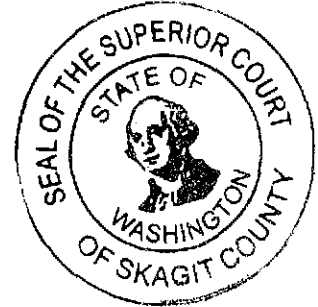


Exhibit A

UNOFFICIAL DOCUMENT

DESCRIPTION:

Lot 6 of Skagit County Short Plat No. 96-032, approved November 13, 1999 and recorded December 7, 1999, under Auditor's File No. 199912070056, being a portion of the West ½ of the Southeast ¼ of Section 10, Township 35 North, Range 7 East, W.M.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities as described in that instrument recorded December 7, 1999, under Auditor's File No. 199912070057.

Situate in the County of Skagit, State of Washington.