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07/24/2020 12:04 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20202766
JUL 24 2020

Amount Paid \$ 0
Skagit Co. Treasurer
By *HB* Deputy

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

WELLS FARGO BANK, N.A.,

Plaintiff,

vs.

**KATIE AMANDA MOONEY; UNKNOWN HEIRS OF
JOANNE M. MOONEY; CRATER LAKE BEACH
CLUB; JOHN AND/OR JANE DOE, UNKNOWN
OCCUPANTS/CO-HABITANTS OF THE SUBJECT
PREMISES,**

Defendants.

Cause No.: **18-2-00436-29**

**SHERIFF'S DEED
TO REAL PROPERTY**

Parcel Number: P64668

Partial Legal Description: Lt 14,
Crater Lake Beach Club Div No 1

ORIGINAL

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 April 4, 2019, upon a judgment rendered in Superior Court of SKAGIT County, Washington on March 22, 2019, in favor of WELLS FARGO BANK, N.A., for the sum of Seventy Four Thousand Seven Hundred Sixteen Dollars and Five Cents (\$74,716.05).

The ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on April 19, 2019, 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 June 14, 2019, 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 LUKE & CHRISTINA THOMSON ("Purchaser"), the highest and best bidder, for the sum of Seventy Eight Thousand Eight Hundred Forty Dollars and Twenty Cents (\$78,840.20). The Sheriff thereupon delivered to said purchaser a Certificate of Sale as required by law and on July 12, 2019, 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 stated above, do hereby grant, bargain, sell, convey and confirm LUKE & CHRISTINA THOMSON 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: P64668 / 3892-000-0014-0017

Lot 14, Plat of Crater Lake Beach Club, Division No. 1, according to the Plat thereof recorded in Volume 8 of Plats, Pages 51 and 52, Records of Skagit County, Washington.

Also commonly known as 14047 Crater Lake Rd, Anacortes, WA 98221.

Given under my hand this 11th day of March 2020.



Don McDermott

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

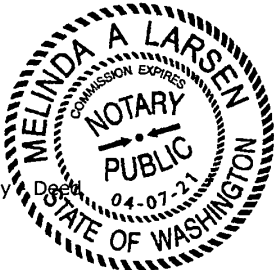
STATE OF WASHINGTON

ss.

County of Skagit

Before me the undersigned, Melinda Larsen, on this 11th day of March 2020, 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 April 7, 2021.