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05/21/2021 10:13 AM Pages: 1 of 5 Fees: \$107.50
Skagit County Auditor

Return To:

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

Date: May 20, 2021

Skagit County Superior Court No: 20-2-00616-29

Document Title:

1. Sheriff's Levy - Notice of Execution Upon the leasehold interest in Real Property

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

1. POWELL, JUDY D.
2. POWELL, GARY L.

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

1. WEST COAST SERVICING, INC.

Legal Description:

The leasehold interest in Lot 710, "SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of Swinomish Indian Reservation," as recorded in Volume 48 of Official Records, pages 627 through 631, inclusive, records of Skagit County, Washington. Situated in Skagit County, Washington. APN/Parcel No. P129414 and commonly known as: 710 Shelter Bay Dr., La Conner, WA 98257.

Assessor's Parcel/Tax ID Number:

P129414 / 5100-004-710-0000

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

WEST COAST SERVICING, INC.,

Plaintiff,

vs.

**JUDY D. POWELL; GARY L. POWELL;
MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC., SOLELY AS NOMINEE FOR
GREENPOINT MORTGAGE FUNDING, INC.;**
OCCUPANTS OF THE PROPERTY,

Defendants.

Cause No.: **20-2-00616-29**

**SHERIFF'S NOTICE OF EXECUTION
UPON REAL PROPERTY**

ORIGINAL

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

Under and by virtue of an Amended Order of Sale issued out of the Superior Court of the State of Washington, for the County of Skagit, on the 10th day of May 2021, by the Clerk thereof, a true copy of said amended 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 defendants JUDY D. POWELL; GARY L. POWELL; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR GREENPOINT MORTGAGE FUNDING, INC.; OCCUPANTS OF THE PROPERTY, in said Amended Order of Sale named, in and to the leasehold interest in the real estate, situated in Skagit County, State of Washington, bounded and described as follow, to-wit:

Assessor's Parcel/Tax ID Number: P129414 / 5100-004-710-0000

Lot 710, "SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of Swinomish Indian Reservation," as recorded in Volume 48 of Official Records, pages 627 through 631, inclusive, records of Skagit County, Washington. Situated in Skagit County, Washington. APN/Parcel No. P129414.

Also commonly known as 710 Shelter Bay Dr., La Conner, WA 98257.

Given under my hand this 20th day of May 2021.

Don McDermott, Sheriff

By: Melinda Larsen
Melinda Larsen, Civil Assistant

SKAGIT COUNTY, WASH
FILED

RECEIVED

2021 MAY 17 PM 1:02

MAY 10 2021

MELISSA BEATON, CO. CLERK
Deputy

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IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
FOR THE COUNTY OF SKAGIT

WEST COAST SERVICING, INC.,

Plaintiff,

vs.

JUDY D. POWELL; GARY L. POWELL;
MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC., SOLELY
AS NOMINEE FOR GREENPOINT
MORTGAGE FUNDING, INC.;
OCCUPANTS OF THE PROPERTY,

Defendants.

Case No.: 20-2-00616-29

AMENDED ORDER OF SALE FOR
PROPERTY ADDRESS:
710 Shelter Bay Dr.
La Conner, WA 98257

(Clerk's Action Required)

THE STATE OF WASHINGTON TO: Skagit County Sheriff

A Judgment of Foreclosure was entered and docketed in this case on March 22, 2021. The Judgment was entered in favor of the Judgment Creditor: West Coast Servicing, Inc., 7911 Warner Ave., Huntington Beach, CA, 92647; against Judy D. Powell, Gary L. Powell, with a money award in the amount of \$416,149.69, plus post judgment interest at the rate of 3.6250% per annum from March 22, 2021 to date of sale, with a per diem of \$41.329, and whereas said judgment is a foreclosure without deficiency judgment, Zero month redemption period. Any additional amounts as Plaintiff may advance for taxes, assessments, municipal charges, and such other items that constitute liens on the leasehold interest, together with insurance and repairs

ORDER OF SALE - 1
MH FILE NO.: WA-20-885856-JUD

ORIGINAL

MCCARTHY & HOLTHUS LLP
108 1ST AVENUE SOUTH, STE. 300
SEATTLE, WA 98104
PH: (206) 596-4856
FX: (206) 274-4902

1 necessary to prevent the impairment of the security, together with interest thereon from the date
2 of payment may also be added to the Judgment and paid from sale of the interest pursuant to the
3 Judgment in paragraph 3.

4 **NOW, THEREFORE, IN THE NAME OF THE STATE OF WASHINGTON,** you
5 are hereby commanded to sell, in the manner prescribed by law for the sale of the leasehold
6 interest on execution (subject to redemption of 0 months), the leasehold interest that the
7 Defendant had on March 1, 2006, the date of the Deed of Trust, and also the leasehold interest
8 that the Defendant had thereafter acquired, in the real property described as follows:

9 Lot 710, "SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of
10 Swinomish Indian Reservation," as recorded in Volume 48 of Official Records, pages
11 627 through 631, inclusive, records of Skagit County, Washington. Situated in Skagit
12 County, Washington.

13 APN/Parcel No. P129414 and commonly known as: 710 Shelter Bay Dr., La Conner,
14 WA 98257.

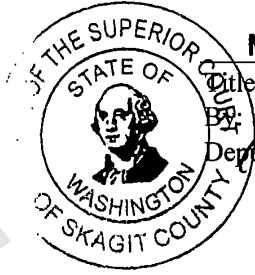
15 Sale of the leasehold interest is to satisfy the sum listed above, plus the costs incurred in
16 performing this Order of Sale. You are to make the return within 60 days after issuance by the
17 court. For purposes of sale, the Order may be automatically extended for 30 days.
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ORDER OF SALE - 2

MH FILE NO.: WA-20-885856-JUD

MCCARTHY & HOLTHUS LLP
108 1ST AVENUE SOUTH, STE. 300
SEATTLE, WA 98104
PH: (206) 596-4856
FX: (206) 274-4902

1 WITNESS, the Honorable Laura M. Riquelme, Judge of the Superior Court and seal of
2 said court, affixed this ___ day of **MAY 10 2021**, ___ at **SKAGIT**, Washington.



MELISSA BEATON

Title _____
By: *Emily Parson*
Deputy _____

7 Presented by:

8 Dated: April 29, 2021

McCarthy & Holthus, LLP

9
10 *gch*
11 _____
12 _ Grace Chu WSBA No. 51256
13 _ Warren Lance WSBA No. 51586
14 108 1st Avenue South, Ste. 300
15 Seattle, WA 98104
16 gchu@mccarthyholthus.com
17 Attorneys for Plaintiff

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