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08/10/2023 03:40 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

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Return Address

Bakerview Valuation Group, LLC
c/o Mark Salzer, Governor
920 J Avenue
Anacortes, WA 98221

Document Title: Claim of Lien

Name of Claimant: Bakerview Valuation Group, LLC

Name of Debtor: Beacon Hill International Ministries, Inc.; Property Owner

Parcel Number: P104336: ID Number 4621-000-067-0006

Legal Description: Lot 67, Plat of Eaglemont Phase 1A, as per plat recorded in Volume 15 of Plats, pages 130 through 146. inclusive, records of Skagit County, Washington.

Lien claimant Bakerview Valuation Group, LLC, (920 J Avenue, Anacortes, WA 98221: phone 206-660-5458) hereby claims a lien pursuant to RCW 60.04 on the real property located at 4800 Eaglemont Drive, Mount Vernon, WA 98274 (see full legal description below) which is owned by Beacon Hill International Ministires, Inc (1415 Commercial Avenue PMB 114, Anacortes, WA 98221: c/o Mr. Tim Langernberg, Governor, phone 231-766-1720).

Bakerview Valuation Group, LLC provided labor, and professional services to the above described property beginning on March 10, 2023 and ending May 12, 2023 at the request of Beacon Hill Ministries, Inc.

This lien is in the principal amount of \$7,500 (Seven Thousand Five Hundred Dollars and 1/100) plus interest, plus \$500 lien filling fee, plus attorney fees and associated costs as allowed by law.

Bakerview Valuation Group, LLC
920 J Avenue
Anacortes, WA 98221
206-660-5458

By: *MSG*

Mark Salzer, Governor Bakerview Valuation Group, LLC

NOTARY ACKNOWLEDGMENT

STATE OF WASHINGTON }
COUNTY OF Skagit } ss.

Mark Salzer, being sworn, says: I am the claimant as Governor of Bakerview Valuation Group, LLC; I have read or heard the foregoing claim, read and know the contents thereof, and believe the same to be true and correct and that the claim of lien is not frivolous and is made with reasonable cause, and is not clearly excessive under penalty of perjury.

Subscribed and sworn to before me this 10 day of Aug, 2023.

Jess M Culp
Notary Public

My Commission Expires: 7-25-27

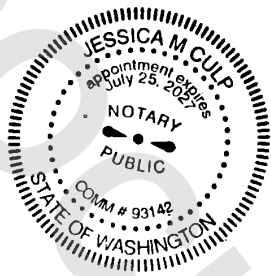


EXHIBIT ALegal Description

Lot 67 of the "Plat of EAGLEMONT Phase 1A" as per plat recorded in Volume 15 of Plats, Pages 130-146, inclusive, records of Skagit County, Washington;

EXCEPT those portions of Lot 67 as described on the seven following described documents:

Auditor's File No. 9704300139
Auditor's File No. 9710090071
Auditor's File No. 9810080045
Auditor's File No. 200303280232
Auditor's File No. 200711060074, being a re-recording of Auditor's File No. 200601110039
Auditor's File No. 201612200006
Auditor's File No. 201612200007

TOGETHER WITH those portions of Lot 68 and Tract 202 of said plat boundary adjusted thereto as described on the four following described documents:

Auditor's File No. 9810080044
Auditor's File No. 200303280230
Auditor's File No. 201612200004
Auditor's File No. 201612200005

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, across and under a portion of said plat as described on said 201611200005;

ALSO TOGETHER WITH that portion of Section 26, Township 34 North, Range 4 East, W.M. as described on document recorded as Auditor's File No. 201612200004;

ALSO TOGETHER WITH that portion of Lot 132, "Plat of Eaglemont, Phase 1B, Division 3" as per plat recorded October 25, 2004 as Auditor's File No. 200410250250, records of Skagit County, as described on document recorded as Auditor's File No. 200504220127;

TOGETHER WITH a non-exclusive "Access Easement for Utilities" over and across a portion of said Lot 132 as described on said 200504220127.

Situated in Skagit County, Washington.