

150488

RECORDING REQUESTED BY
FIDELITY NATIONAL TITLE - NDS

AND WHEN RECORDED MAIL TO:

FIDELITY NATIONAL TITLE - NDS
c/o Mark Hodges & Associates, P.S.
127 Bellevue Way SE
Suite 100
Bellevue, WA 98004
909240

SKAMIA COUNTY TITLE

SEP 23 3 57 PM '03

Chandler

J. H. H. H.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Loan No.: 6903201389 APN: 03-08-06-0-0-0800-00
Insurer #

TS #: 03-W2725WA

**NOTICE OF TRUSTEE'S SALE
PURSUANT TO THE REVISED CODE OF WASHINGTON
CHAPTER 61.24 ET. SEQ.**

I. NOTICE IS HEREBY GIVEN that the undersigned Trustee, Specialized Inc. of Washington, will on the 1/2/2004, at 10:00 AM at the main entrance to the County Courthouse, 240 Vancouver, Stevenson, will sell at public auction to the highest and best bidder, payable at the time of sale the following described real property, situated in the County of Skamania, State of Washington, to-wit:

THAT PORTION OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 600 FEET EAST AND 17 FEET NORTH OF THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 6; THENCE NORTH 16 RODS; THENCE WEST 10 RODS; THENCE SOUTH 16 RODS; THENCE EAST 10 RODS TO THE POINT OF BEGINNING. TOGETHER WITH AN EASEMENT FOR WATER PIPELINE AS NOW CONTRACTED AND LAID OUT ACROSS AND OVER THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, FOR THE PURPOSE OF CONDUCTING WATER FROM A CERTAIN SPRING SITUATED ON THE EAST BANK OF PANTHER CREEK.

Commonly known as: #800 Section 6, Township 3, Range 8

552 Old State Rd
Carson, WA 98610

which is subject to that certain Deed of Trust dated 3/24/1999, recorded 3/29/1999, under Auditor's File No. 134678 Book 187 page 749, records of Skamania County, Washington, from Paul K Cushman, Tina M Cushman, Husband and Wife, as Grantor(s), to Michael D. Bohannon, Attorney, as Trustee, to secure an obligation in favor of Green Tree Financial Servicing Corporation, as Beneficiary.

II. No action is now pending to seek satisfaction of the obligation in any Court by reason of the Grantor's default on the obligation secured by said Deed of Trust/Mortgage.

III. The default(s) for which this foreclosure is made is/are as follows:

Failure to pay when due the following amounts which are now in arrears:

LATE CHARGE INFORMATION

FROM	THRU	NO. PMT	RATE	LATE CHARGE
5/1/2003	8/31/2003	4	8.19	\$193.60
9/1/2003	9/26/2003	1	8.19	\$70.97

PROMISSORY NOTE INFORMATION

Note Dated: 3/24/1999
 Note Amount: \$95,000.00
 Late Charge Amount: \$48.40 to 8/31/03 - \$70.97 from 9/1/03
 Note Maturity Date: 4/1/2029
 Interest Paid To: 4/1/2003
 Next Due Date: 5/1/2003

PAYMENT INFORMATION

FROM	THRU	NO. PMT	RATE	INTEREST	AMOUNT	TOTAL
5/1/2003	8/31/03	4	8.19	\$3,150.37	\$484.00	\$1,936.00
9/1/2003	9/26/03	1	8.19	\$538.58	\$709.70	\$709.70

IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$92,318.66, together with interest as provided in the Note from the 5/1/2003, and such other costs and fees as are provided by statute.

V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by said Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession, encumbrances on 1/2/2004. The defaults referred to in Paragraph III must be cured by 12/22/2003, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before 12/22/2003 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. The sale may be terminated by the Grantor any time after the 12/22/2003 (11 days before the sale date) and before the sale, by the Grantor or his successor-in-interest by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust.

VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Grantor or the Grantor's successor-in-interest at the following address(es):

NAME	ADDRESS
Paul K Cushman, Tina M Cushman, Husband and Wife	552 Old State Rd Carson, WA 98610
Paul K Cushman, Tina M Cushman, Husband and Wife	PO Box 892 Carson, Wa. 98610

by both first class and certified mail on 8/20/2003, proof of which is in the possession of the Trustee; and the Grantor or the Grantor's successor-in-interest was personally served on 8/20/03, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting.

VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale.

VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property.


IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale.

NOTICE TO OCCUPANTS OR TENANTS:

The purchaser at the trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants and tenants. After the 20th day following the sale the purchaser has the right to evict occupants and tenants by summary proceedings under the unlawful detainer act, chapter 59.12 RCW.

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

DATED: September 23, 2003


MARY MCPHEETERS, VICE PRESIDENT
Specialized, Inc. of Washington
c/o Mark Hodges & Associates, P.S.
127 Bellevue Way SE
Suite 100
Bellevue, WA 98004
(800) 688-8430

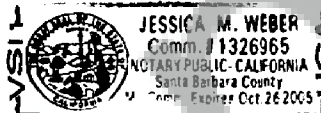
State of California) ss.
County of Santa Barbara)

On 9/23/2003, before me, JESSICA M. WEBER, a Notary Public in and for said County and State, personally appeared MARY MCPHEETERS personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: 

JESSICA M. WEBER



Notary Public in and for the State of California, residing at Santa Barbara, California