

Return Address:
Skamania County
Attn: Civil Department
Box 790
Stevenson, WA 98648
Cause#: 09-2-40358-9SEA & 15-2-00071-5
Please print or type information

Document Title(s): (or transactions contained therein)
1. WRIT OF EXECUTION AGAINST REAL PROPERTY
2. NOTICE OF EXECUTION
3. WRIT OF ATTACHMENT
4.

Grantor(s): (Last name first, then first name and initials)
1. STEPHEN J. KLOS
2. ROBERT A JUSTICE
3. WIND RIVER RESORTS INTERNATIONAL, INC.
4.
5. Additional names on page _____ of document.

Grantee(s): (Last names first, then first name and initials)
1. HO FAMILY PARTNERSHIP LTD
2.
3.
4.
5. Additional names on page _____ of document.

Legal Description: (abbreviated: i.e. lot, block, plat, or section, township, range)
A TRACT OF LAND IN SECTION 27, TOWNSHIP 3 NORTH, RANGE 8 EAST, OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, ALSO KNOWN AS 22 LOG DUMP ROAD, CARSON, WA

PARCEL 4, LOTS 8,9,&10 OF BLOCK 2 FIRST ADDITION TO THE TOWN OF UNDERWOOD, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED IN BOOK A, PAGE 19.

PARCEL 5 A TRACT OF LAND IN GOVERNMENT LOT 1 IN SECTION 23, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN.

Additional legal description is on page ~~24~~3 of document.
Assessor's Property Tax Parcel or Account Number at the time of recording:
03-10-23-2-3-1100-00, 3-08-27-0-0-0800-00
Reference Number(s) of Documents assigned or released.

Additional references on page _____ of document.

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

NOTICE OF EXECUTION OF
REAL PROPERTY

AUDITOR FILE #

HO FAMILY PARTNERSHIP LTD

PLANTIFF,

vs

STEPHEN J. KLOS, ROBERT A JUSTICE
WIND RIVER RESORTS INTL, INC.

DEFENDANT(S),

CAUSE NUMBER: 09-2-40358-8-9SEA
DATE OF JUDGMENT: 6/28/2010
WRIT OF EXECUTION ISSUED: 8/18/15
DATE OF LEVY:

STATE OF WASHINGTON,

County of Skamania

NOTICE IS HEREBY GIVEN that under and by virtue of a Writ of Execution or Order of Sale issued out of the Superior Court of the State of Washington, for the County of King of which and annexed Order is a true copy, I have this day levied on all the rights, title, claim and interest of Stephen J. Klos, Robert A. Justice; Wind River Resorts, Intl, Inc., defendant(s), of, in, and to the

following described real estate, standing on the records of Skamania County in the name(s) of:
Wind River Resorts Intl, Inc. and particularly described as follows:

PROPERTY ADDRESS

22 Log Dump Road, Carson, WA, Tax Parcel number 03-08-27-0-0-0800-00
And Parcel number 03-10-23-2-3-1100-00 (bare land)

LEGAL DESCRIPTION:

22 Log Dump Road, Carson, Washington

**A tract of land in Section 27, Township 3 North, Range 8 East,
of the Willamette Meridian, in the County of Skamania, State of
Washington, more particularly described as:**

**Beginning at a point of intersection of the West line of Lot 3,
said Section 27, with the West Bank Ordinary High Water Line
of Wind River; Thence South following said West line to the
Southwest corner of Lot 3, said Section 27; Thence Easterly to
the Southeast Corner of Lot 3 said Section 27; Thence
following the Ordinary High Water Line of Wind River,
Northerly and Westerly to the Point of Beginning.**

PARCEL NUMBER 03102323110000 (bare land)

Lots 8, 9 and 10 of Block 2 FIRST ADDITION TO THE TOWN OF UNDERWOOD.

**According to the official Plat thereof, recorded in Book A, Page 19, Skamania County Plat
Records; EXCEPT that portion thereof conveyed to the Spokane, Portland and Seattle Railway
Company, by deed recorded January 22, 1906 in Book I, Page 413, Skamania County Deed
Records.**

**A tract of land in Government Lot 1 in Section 23, Township 3 North, Range 10 East of the
Willamette Meridian described as Follows:**

**Beginning at the intersection of the Southerly right of way line of Spokane, Portland and Seattle
Railway Company with the West line of the said Section 23; thence South along the West line of**

Said Section to the meander line of the Columbia River; thence following said meander line upstream to the West line of Lot 10 of Block 2 of the FIRST ADDITION TO THE TOWN OF UNDERWOOD according to the official Plat thereof; thence following the West line of the said Lot 10 and its prolongation North 06 49' West to intersection with the Southerly line of said railroad right of way; thence following the Southerly line of said railroad right of way in a Westerly direction to the point of beginning.

DAVID S. BROWN, SHERIFF
SKAMANIA COUNTY, WASHINGTON

By 

Tina Anderson
Chief Administrative Deputy
P.O. Box 790
Stevenson, Washington
(509) 427-9490

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IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
IN AND FOR THE COUNTY OF KING

HO FAMILY PARTNERSHIP LTD,)	
)	
Plaintiff,)	CASE NO. 09-2-40358-9 SEA
vs.)	
)	WRIT OF EXECUTION AGAINST REAL
STEPHEN J. KLOS, ROBERT A. JUSTICE,)	PROPERTY
WIND RIVER RESORTS INTL, INC.,)	
)	
Defendants.)	

The State of Washington, To the Sheriff of SKAMANIA County
On June 28, 2010, Plaintiff HO FAMILY PARTNERSHIP, LTD, was awarded judgment against Defendants in King County Superior Court Case No. 09-2-40358-9. The judgment was docketed in King County Superior Court, Case No. 10-9-16752-3. Plaintiff had also obtained a prejudgment writ of attachment against the Real Property described in Exhibit "A" attached, located in Skamania County, Washington. The prejudgment writ was recorded in the records of Skamania County AFN # 2009174275, on November 10, 2009, in the amount of \$275,000.00. The judgment is also docketed in Skamania County Superior Court Case No. 15-2-00071-5. The judgment was recorded in Skamania County on June 28, 2010 as document number 2010175891. The judgment awards Plaintiff the following:

- | | | |
|----|---|---------------|
| 1. | Judgment- Principal: | \$ 231,389.51 |
| 2. | Interest on said judgment at the rate of 15 % per annum from June 28, 2010 to July 6, 2015 (per diem to date of sale: \$96.41) Attorney calculated | \$ 174,302.87 |
| 3. | Costs and Attorney Fees of Suit: | \$ 19,182.00 |
| | Paragraph 2 of Judgment | |
| 4. | Costs Collection to date | \$ 947.84 |
| | Attorney Calculated | |

WRIT OF EXECUTION AGAINST REAL
PROPERTY - 1

Law Office of Denise J. Lukins
10000 NE 7th Avenue, Suite 403
Vancouver, Washington 98685
Telephone: (360) 448-2854
Facsimile: (360) 397-0163

- 1 5. Allowable attorney fee for collection: \$ 2,525.00
 Attorney calculated
- 2 6. Interest on costs and attorney's fees
 of suit at the rate of 15% per annum from
 June 28, 2010 to July 6, 2015 (per diem to
 Date of sale: \$7.99) \$ 14,449.56
 Attorney calculated
- 3 7. Amount actually due as of July 6,
 2015 **Attorney calculated:** \$442,796.78

4 The Judgment Creditor has filed an affidavit pursuant to RCW 6.17.100 (a copy is
 5 attached) stating that after diligent search, there is not sufficient nonexempt personal
 6 property belonging to the Judgment Debtor to satisfy the judgment and the Homestead
 7 Exemption does not apply.

8 NOW THEREFORE, you are hereby commanded to take this Writ and levy upon,
 9 seize and take into possession and execution, the non-exempt real property of Judgment
 10 Debtor Wind River Resorts Intl., Inc., 9908 170th Place NE, Redmond, WA 98052
 11 and/or Stephen J. Klos, Coyote Ridge Corrections Center, 1301 N Ephrata Avenue, PO
 12 Box 769, Connell, WA 99326 sufficient to execution and sell said property, or so much
 13 thereof as may be necessary to satisfy the judgment, interest and increased interest,
 14 costs and increased costs, according to law.

15 The real property you are commanded to levy upon, seize and take into possession
 16 and execution is as follows:

17 22 Log Dump Rd, Carson, WA 98610
 18 Parcel ID 03-08-27-0-0-0800-00, 03-10-23-2-3-1100-00,

19 Legal Description attached.

20 MAKE RETURN HEREOF within sixty days of the date indicated below to the
 21 Clerk who issued it, showing you have executed the same.

22 WITNESS the Honorable SUSAN J. CRAIGHEAD, Judge of the
 23 Superior Court and seal of said Court, affixed this AUG 18 2015,
 24 at Seattle, Washington.

25 DATED: AUG 18 2015, 2015

By BARBARA MINER
 Superior Court Clerk

C. STILLABOWER
 Deputy Clerk

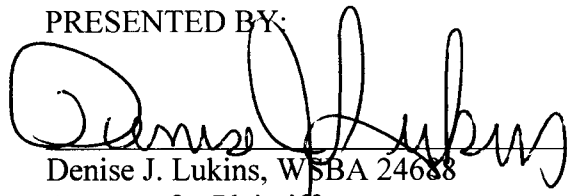


WRIT OF EXECUTION AGAINST REAL
 PROPERTY - 2

Law Office of Denise J. Lukins
 10000 NE 7th Avenue, Suite 403
 Vancouver, Washington 98685
 Telephone: (360) 448-2854
 Facsimile: (360) 397-0163

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PRESENTED BY:



Denise J. Lukins, WSBA 24688
Attorney for Plaintiff

Unofficial Copy

WRIT OF EXECUTION AGAINST REAL
PROPERTY - 3

Law Office of Denise J. Lukins
10000 NE 7th Avenue, Suite 403
Vancouver, Washington 98685
Telephone: (360) 448-2854
Facsimile: (360) 397-0163

WHEN RECORDED RETURN TO:	
__ Skamania County Sheriff's Office	_____
__ ATTN: Civil Department	_____
__ PO Box 790	_____
__ Stevenson, WA 98648	_____

DOCUMENT TITLE(S)	
Writ of Attachment Sheriff's Levy on Real Property under Writ of Attachment	
REFERENCE NUMBER(S) of Documents assigned or released:	
No. 09-2-40358-9 SEA	
<input type="checkbox"/> Additional numbers on page _____ of document.	
GRANTOR(S):	
Stephen J. Klos, an individual; and Robert A. Justice, an individual, and Wind River Resorts International, Inc., a Washington corporation	
<input type="checkbox"/> Additional names on page _____ of document.	
GRANTEE(S):	
HO Family Partnership, LTD	
<input type="checkbox"/> Additional names on page _____ of document.	
LEGAL DESCRIPTION (Abbreviated: i.e. Lot, Block, Plat or Section, Township, Range, Quarter):	
A tract of land in Section 27, Township 3 North, Range 8 East, of the Willamette Meridian, in the County of Skamania, State of Washington, Also known as 22 Log Dump Road, Carson, WA	
Parcel 4, Lots 8, 9, & 10 of Block 2 First Addition to the Town of Underwood, according to the official Plat thereof, recorded in Book A, page 19.	
Parcel 5: A tract of land in Government Lot 1 in Section 23, Township 3 North, Range 10 East of the Willamette Meridian	
<input checked="" type="checkbox"/> Complete legals on page __3, 4 & 5__ of document.	
TAX PARCEL NUMBER(S):	
No. 03102323110000	
No. 03082700080000	
<input type="checkbox"/> Additional parcel numbers on page _____ of document.	
The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information.	

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4 RECEIVED

5 NOV 06 2008

6 SKAMANIA COUNTY
7 SHERIFF'S OFFICE

8 IN THE SUPERIOR COURT OF WASHINGTON FOR
9 SKAMANIA COUNTY

10 HO FAMILY PARTNERSHIP, LTD.,

11 Plaintiff,

12 vs.
13

14 STEPHEN J. KLOS, an individual; and
15 ROBERT A. JUSTICE, an individual, and
16 WIND RIVER RESORTS
INTERNATIONAL, INC., a Washington
corporation,

17 Defendants.
18

NO. 09-2-40358-9 SEA

WRIT OF ATTACHMENT

19 THE STATE OF WASHINGTON, TO THE SHERIFF OF SKAMANIA COUNTY
AND ANY OTHER COUNTY, GREETINGS:

20 WHEREAS, a civil action, as entitled above, has been commenced in the Superior
21 Court of the State of Washington for King County by Plaintiff Ho Family Partnership, Ltd. to
22 recover from Defendants, and the necessary affidavit been filed as required by law;

23 NOW THEREFORE, you are hereby commanded to attach and faithfully keep the real
24 property of Defendant Wind River Resorts International, Inc., identified below and any other
25 property located in Skamania County, up to the amount of \$275,000, and safely keep the same
26 in your possession under further order of the court respecting the same, or it shall have been
27 otherwise discharged according to law:
28

Writ of Attachment - Page 1 of 2

HILLIS CLARK MARTIN &
PETERSON, P.S.

1221 Second Ave, Suite 500
Seattle WA 98101-2925
206.623.1745; fax 206.623.7789

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Address: 22 Log Dump Road, Carson, Washington

Legal Description: A tract of land in Section 27, Township 3 North, Range 8 East, of the Willamette Meridian, in the County of Skamania, State of Washington, more particularly described as:

Beginning at a point of intersection of the West line of Lot 3, said Section 27, with the West Bank Ordinary High Water Line of Wind River; Thence South following said West line to the Southwest corner of Lot 3, said Section 27; Thence Easterly to the Southeast Corner of Lot 3 said Section 27; Thence following the Ordinary High Water Line of Wind River, Northerly and Westerly to the Point of Beginning.

Parcel No.: 03102323110000

And of this writ make legal service and return.

WITNESS the Honorable ERIC B. WATNESS of the above-entitled Court, and the seal thereof, this _____ day of NOV 01 2009, 2009.

BARBARA MINER.

Clerk of Court

By A. GALLARDO

Presented by:

HILLIS CLARK MARTIN & PETERSON, P.S.

By Brian C. Free
Brian C. Free, WSBA #35788

Attorney for Plaintiff Ho Family Partnership, Ltd.

ATTACHMENT LEVY UPON REAL PROPERTY

Cause No. 09-2-40358-9 SEA
Date of Writ: Nov. 04, 2009
Date Received: Nov. 06, 2009
Time Received: 11:00 AM
Date of Levy: Nov 10, 2009

To the Auditor of Skamania County, State of Washington, and to whom it may Concern:

Under and by virtue of a writ of attachment, issued out of the Superior Court of the State of Washington in and for the County of King, by the Clerk Thereof, a true copy of said writ being hereto attached and made a part hereof, to me, as Sheriff, directed and delivered, I do hereby levy upon and attach all the right, title and interest of the defendants, Stephen J. Klos, & Robert A. Justice and Wind River Resorts International, Inc., a Washington corporation, in and to the real estate, situated in Skamania County, State of Washington, bounded and described as follows, to wit:

Parcel #03082700080000
Address: 22 Log Dump Road, Carson, WA

LEGAL DESCRIPTION: A tract of land in Section 27, Township 3 North, Range 8 East, of the Willamette Meridian, in the County of Skamania, State of Washington, More particularly described as: Beginning at a point of intersection of the West line of Lot 3, said Section 27, with the West Bank Ordinary High Water Line of Wind River; Thence South following said West line to the Southwest corner of Lot 3, said Section 27; Thence Easterly to the South-East Corner of Lot 3 said Section 27; Thence following the Ordinary High Water Line of Wind River, Northerly and Westerly to the point of Beginning.

See attached legal descriptions for additional parcel #03102323110000. Book 112 Page 371

DAVID S. BROWN, SHERIFF
SKAMANIA COUNTY

By *Marlea McKenzie*
Marlea McKenzie
Chief Civil Deputy

BOOK 112 PAGE 371

PARCEL 3:

~~Government lot 2 of Section 26, Township 3 North, Range 9 East of the Willamette Meridian. Also all shorelands of the second class situate in front of, adjacent to or abutting upon Government Lot 2 of Section 26, Township 3 North, Range 9, East of the Willamette Meridian with a frontage of 22.13 lineal chains, more or less.~~

PARCEL 4:

Lots 8, 9, and 10 of Block 2 FIRST ADDITION TO THE TOWN OF UNDERWOOD according to the official Plat thereof, recorded in Book A, page 19, Skamania County Plat Records; EXCEPT that portion thereof conveyed to the Spokane, Portland and Seattle Railway Company, by deed recorded January 22, 1906 in Book 1, page 413, Skamania County Deed Records.

PARCEL 5:

A tract of land in Government Lot 1 in Section 23, Township 3 North, Range 10 East of the Willamette Meridian described as follows: Beginning at the intersection of the Southerly right of way line of the Spokane, Portland and Seattle Railway Company with the West line of the said Section 23; thence South along the West line of said Section to the meander line of the Columbia River; thence following said meander line upstream to the West line of Lot 10 of Block 2 of the FIRST ADDITION TO THE TOWN OF UNDERWOOD according to the official Plat thereof; thence following the West line of the said Lot 10 and its prolongation North 06° 49' West to intersection with the Southerly line of said railroad right of way; thence following the Southerly line of said railroad right of way in a westerly direction to the point of beginning.