

Return Address:

Skamania County
Attn: Civil Department
Box 790
Stevenson, WA 98648
Cause#: 16-2-00011-0
Please print or type information

Document Title(s): (or transactions contained therein)

1. ORDER OF SALE
2. NOTICE OF EXECUTION
- 3.
- 4.

Grantor(s): (Last name first, then first name and initials)

1. ESTATE OF KENNETH E. CHAMBERLAIN
2. ANGELA HOWELL
3. UNKNOWN EIRS OF KENNETH E. CHAMBERLAIN
- 4.

5. Additional names on page ____ of document.

Grantee(s): (Last names first, then first name and initials)

1. CIT BANK, N.A.
- 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 6, Township 1 North, Range 6 East of the Willamette Meridian,
In the County of Skamania. State of Washington, described as follows:
Lot 3 of the Lockwood Short Plat Number 1, according to the Short Plat recorded in Book 3
Of Short Plats, Page 13, EXCEPT that portion conveyed to State of Washington by
Instrument recorded April 19, 1992 in Book 128, Page 126. Skamania County Deed Records.

Additional legal description is on page _2_ of document.

Assessor's Property Tax Parcel or Account Number at the time of recording:

03073613150000

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

CIT BANK, N.A.

AUDITOR FILE #

Plaintiff,

**NOTICE OF EXECUTION OF
REAL PROPERTY**

CAUSE NUMBER 16-2-00011-0

vs
ESTATE OF KENNETH E.
CHAMBERLALIN, an estate; ANGELA
HOWELL, an heir; UNKNOWN HEIRS OF
KENNETH E. CHAMBERLAIN, heirs; and all
other persons or parties unknown claiming any
legal or equitable right, title, estate, lien, or
interest in the real property described in the
complaint herein, adverse to Plaintiff's title, or
any cloud on Plaintiff's title to the property,
collectively designated as DOES 1 through 50,
inclusive.

DATE OF JUDGMENT: 6-8-17
DATE ORDER OF SALE: 3-22-18
DATE OF LEVY:

Defendants,

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 Skamania, of which and annexed Order is a true copy, I have this day levied on all the rights, title, claim and interest of ESTATE OF KENNETH E. CHAMBERLAIN, ANGELA HOWELL, UNKNOWN HEIRS OF KENNETH E. CHAMBERLAIN defendant(s), of, in, and to the following described real estate, standing on the records of Skamania County in the name(s) of: KENNETH E. CHAMBERLAIN and particularly described as follows:

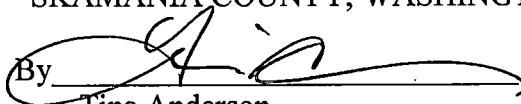
PROPERTY ADDRESS: 101 CHAMBERLAIN ROAD, WASHOUGAL, WA 98671

LEGAL DESCRIPTION:

A Tract of land in Section 6, Township 1 North, Range 6 East of the Willamette Meridian, In the County of Skamania. State of Washington, described as follows:
Lot 3 of the Lockwood Short Plat Number 1, according to the Short Plat recorded in Book 3 Of Short Plats, Page 13, EXCEPT that portion conveyed to State of Washington by Instrument recorded April 19, 1992 in Book 128, Page 126. Skamania County Deed Records.

DAVID S. BROWN, SHERIFF
SKAMANIA COUNTY, WASHINGTON

By


Tina Anderson
Chief Administrative Deputy
P.O. Box 790
Stevenson, Washington

COPY

SKAMANIA COUNTY
ORIGINAL FILED

MAR 22 2018

GRACE D. CROSS
SUPERIOR COURT CLERK

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

CIT BANK, N.A.,

Plaintiff,

vs.

Case No. 16-2-00011-0

PRAECIPE FOR ORDER OF SALE

ESTATE OF KENNETH E. CHAMBERLAIN, an estate; ANGELA HOWELL, an heir; UNKNOWN HEIRS OF KENNETH E. CHAMBERLAIN, heirs; and all other persons or parties unknown claiming any legal or equitable right, title, estate, lien, or interest in the real property described in the complaint herein, adverse to Plaintiff's title, or any cloud on Plaintiff's title to the Property, collectively designated as DOES 1 through 50, inclusive.

[The order may be extended up to 30 days for purposes of the sale.]

Defendants.

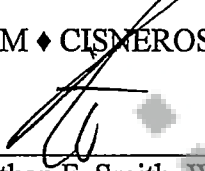
TO THE COUNTY CLERK:

Please issue an order of sale in the above entitled action

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Judgment Entered: June 8, 2017
Property Address: 101 Chamberlain Rd, Washougal, WA
98671
Redemption Period: 8 Months

DATED: March 15, 2018 MALCOLM ♦ CISNEROS, A Law Corporation

Nathan F. Smith, WSBA #43160
Attorney for Plaintiff
MALCOLM ♦ CISNEROS, A Law Corporation
2112 Business Center Drive, Second Floor
Irvine, California 92612
Phone: (949) 252-9400
Fax: (949) 252-1032
Email: nathan@mclaw.org

SKAMANIA COUNTY
ORIGINAL FILED

MAR 22 2018

GRACE D. CROSS
SUPERIOR COURT CLERK

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

CIT BANK, N.A.,

Case No. 16-2-00011-0

Plaintiff,

vs.

ORDER OF SALE

ESTATE OF KENNETH E.
CHAMBERLAIN, an estate; ANGELA
HOWELL, an heir; UNKNOWN HEIRS OF
KENNETH E. CHAMBERLAIN, heirs; and
all other persons or parties unknown claiming
any legal or equitable right, title, estate, lien,
or interest in the real property described in the
complaint herein, adverse to Plaintiff's title,
or any cloud on Plaintiff's title to the
Property, collectively designated as DOES 1
through 50, inclusive.

This order may be extended up to 30
days for purposes of the sale

Nathan F. Smith, WSB# 43160

Defendants.

THE STATE OF WASHINGTON TO THE SHERIFF OF SKAMANIA COUNTY
GREETINGS:

WHEREAS, in the above-entitled court, Plaintiff, secured a judgment and
decree of foreclosure ("Judgment") against Defendants ESTATE OF KENNETH E.

1 CHAMBERLAIN, ANGELA HOWELL, AND UNKNOWN HEIRS OF KENNETH E.
2 CHAMBERLAIN in the amount of \$191,913.07, together with interest at the rate of
3 1.95% per annum, \$10.87 per diem from March 2, 2017, the day after interest good
4 through on the Judgment, to June 8, 2017, the date of Judgment entry, in the amount of
5 \$1,065.26;

6 WHEREAS, post-judgment interest is accruing on \$192,978.33 from June 9,
7 2017 until the date of sale at 12% per annum, \$63.44 per diem;

8 WHEREAS, the Judgment is a foreclosure against parties of a deed of trust
9 mortgage on the real property ("Property") at 101 Chamberlain Rd, Washougal, WA
10 98671 and described in Exhibit "1" attached hereto;

11 WHEREAS, on June 8, 2017, the Court ordered that all of the Property be sold
12 and the proceeds applied to the payment of principal, interest, attorney's fees, costs and
13 disbursements and other recovery amounts with interest to date of the sale of the
14 property.

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1 NOW, THEREFORE, in the name of the STATE OF WASHINGTON you are
 2 hereby commanded to proceed to seize and sell forthwith and without appraisalment, the
 3 Property, in the manner provided by law, or so much thereof as may be necessary to
 4 satisfy the judgment amount plus interest to the date of sale. The redemption period is
 5 eight (8) months. The Sheriff's notice of sale shall be published in a publication of
 6 general circulation.

7
 8 DATED this 22nd day of March, 2018

9 RANDALL C. KROG

10 JUDGE of the said Court, and the seal thereof on

11 Paula D. Cross
 12 COURT CLERK

13 By Paula Diaz
 14 Deputy Clerk

15 17.9.00081-4
 16 Judgment Number

17 Presented by:

18 Nathan F. Smith, WSBA #43160

19 Attorney for Plaintiff

20 MALCOLM ♦ CISNEROS, A Law Corporation

21 2112 Business Center Drive, Second Floor

22 Irvine, California 92612

23 Phone: (949) 252-9400

24 Fax: (949) 252-1032

25 Email: nathan@mclaw.org
 26
 27
 28

Unofficial
Copy

Exhibit 1

A tract of land in Section 6, Township 1 North, Range 6 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 3 of the Lockwood Short Plat Number 1, according to the Short Plat, recorded in Book 3 of Short Plats, Page 13, Skamania County Records.

EXCEPT that portion conveyed to State of Washington by instrument recorded April 10, 1992 in Book 128, Page 126, Skamania County Deed Records.

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