

Skamania County, WA
Total: \$104.50
LIEN
Pgs=2

2021-000713

03/02/2021 11:29 AM

Request of: MAPLE VIEW ACRES ASSOCIATION



00007539202100007130020025

AFTER RECORDING MAIL TO:

Wesley Hannigan
Director/President
Maple View Acres "Association"
P.O. Box 242
Washougal, WA 98671

Document Title:

HOMEOWNER ASSOCIATION CLAIM OF LIEN

Grantee(s):

KNOW ALL PERSONS: The undersigned on behalf of the Maple View Acres "Association" hereby claims a lien for unpaid assessments and charges (as noted below) against the individual lot noted below and the undivided interest in those common elements appertaining to said lot.

Grantor(s)

Property Owner or Reputed Owner is: Vit Novak and Zdenka Novak
Property Physical Address: 1041 Wildlife Drive Washougal, WA 98671

Assessor's Property Tax Parcel/Account Number:

Tax Parcel No. 01050610150800

Property Legal Description:

Lot 9 Maple View Acres, according to the plat thereof, recorded in Book "B" of Plats, page 66, in the County of Skamania, State of Washington.

Reference Numbers:

2020-000352

Amended Declarations of CC&R's for Maple View Acres "Association"

**THIS IS A CONTINUING LIEN
THE AMOUNT WILL INCREASE AS ADDITIONAL UNPAID ASSESSMENTS ACCRUE**

Common Expenses, Assessments, Charges and Late Fees, Dues as of 7/1/2020:

Assessments, Fines, Fees, Dues and Penalties: **Notice 20200603-1**

A fine of \$250.00 is levied against Lot 9 for failure to comply with the Initial **Notice issued on June 3, 2020-1**. An additional penalty of \$25.00 a day is imposed until the violation has been corrected cured or stopped. The fine of \$250.00 is effective July 1, 2020 and the additional Penalty of \$25.00 a day shall begin to accrue effective July 1, 2020 going forward until the Board of Directors receives proof the violation has been corrected, cured or stopped. Payment of interest on any unpaid and accruing unpaid Association fines, fees dues or penalties are subject to a Lien at an accruing annual interest rate (APR) of eighteen percent (18%)

Attorney Fees: To be determined.

Recording Fees: ~ \$104.50.

Dated: Feb 27, 2021.

Maple View Acres Roadway Association

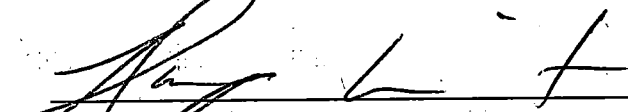

Wesley Hannigan

STATE OF WASHINGTON)
) ss
County of ~~Skamania~~ Clark)

Wesley Hannigan, on behalf of the Maple View Acres Roadway Association, appeared and acknowledged that he has knowledge of the facts set forth in the Claim of Lien and that he believes that all statements made in the claim of lien are true and correct.

Subscribed and sworn to before me on Feb 27, 2021.




Notary Public for Washington