

WHEN RECORDED RETURN TO:

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Please print or type information **Washington State Recorder's Cover Sheet** (RCW 65.04)

DOCUMENT TITLE(S) (or transaction contained therein) (all areas applicable to your document must be filled in)

General Judgment of Default

REFERENCE NUMBER(S) of Documents assigned or released:

☐ Additional numbers on page ____ of document.

GRANTOR(S):

- | | |
|---------------------------------------------------------|----------------------------------------------------------|
| 1. Evelyn Hicks | 2. The Heirs, Successors, and Assigns of Theron L. Hicks |
| 3. The Heirs, Successors, and Assigns of Wilma C. Hicks | 4. The Heirs, Successors, and Assigns of Gene Van Troyer |

☐ Additional names on page ____ of document.

GRANTEE(S):

- | | |
|---------------------------------|----------|
| 1. Water Front Recreation, Inc. | 2. _____ |
| 3. _____ | 4. _____ |

☐ Additional names on page ____ of document.

LEGAL DESCRIPTION (Abbreviated: i.e. Lot, Block, Plat or Section, Township, Range, Quarter):

see attached

☐ Complete legal on page ____ of document.

Assessor's Property Tax Parcel #

96000137000000

☐ 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.

"I am signing below and paying an additional \$50.00 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

Signature of Requesting Party

Note to Submitter: Do NOT sign above nor pay additional \$50 fee if the document meets margin/formatting requirements.

SKAMANIA COUNTY
ORIGINAL

DEC 26 2023

GRACE D. CROSS
SUPERIOR COURT CLERK

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

WATER FRONT RECREATION, INC , a
Washington corporation,

Plaintiff,

v

The Heirs, Successors, and Assigns of THERON
L. HICKS, EVELYN HICKS, the Heirs,
Successors, and Assigns of WILMA C. HICKS,
BARBARA BUTLER, TERRY HASHEMI,
KENNETH HICKS, the Heirs, Successors and
Assigns of GENE VAN TROYER, and ALL
PERSONS CLAIMING AN INTEREST IN THE
REAL PROPERTY KNOWN AS CABIN #137
NORTHWOODS, COUGAR, WASHINGTON,

Defendants

) Case No 22-2-00022-30

) GENERAL JUDGMENT OF DEFAULT
) (Ex Parte)

Pursuant to CR 54(b) and 55, the Order of Default and related pleadings filed herein, and
the Court finding that Evelyn Hicks, the Heirs, Successors, and Assigns of Theron L. Hicks, the
Heirs, Successors, and Assigns of Wilma C. Hicks, the Heirs, Successors and Assigns of Gene
Van Troyer, and All Persons Claims in Interest in The Real Property Known as Cabin #137,
Northwoods, Cougar, Washington, were properly served, and that the entry of judgment against
Evelyn Hicks, the Heirs, Successors, and Assigns of Theron L. Hicks, the Heirs, Successors, and
Assigns of Wilma C. Hicks, the Heirs, Successors and Assigns of Gene Van Troyer, and All

1 Persons Claims in Interest in The Real Property Known as Cabin #137, Northwoods, Cougar,
2 Washington is proper, JUDGMENT is entered against defendants Evelyn Hicks, the Heirs,
3 Successors, and Assigns of Theron L Hicks, the Heirs, Successors, and Assigns of Wilma C
4 Hicks, the Heirs, Successors and Assigns of Gene Van Troyer, and All Persons Claims in Interest
5 in The Real Property Known as Cabin #137, Northwoods, Cougar, Washington as follows

6 1 The Cabin Lease is terminated as to defendants Evelyn Hicks, the Heirs,
7 Successors, and Assigns of Theron L Hicks, the Heirs, Successors, and Assigns of Wilma C
8 Hicks, the Heirs, Successors and Assigns of Gene Van Troyer, and All Persons Claims in Interest
9 in The Real Property Known as Cabin #137, Northwoods, Cougar, Washington Any interest in,
10 any claim to, or rights defendants Evelyn Hicks, the Heirs, Successors, and Assigns of Theron L
11 Hicks, the Heirs, Successors, and Assigns of Wilma C Hicks, the Heirs, Successors and Assigns
12 of Gene Van Troyer, and All Persons Claims in Interest in The Real Property Known as Cabin
13 #137, Northwoods, Cougar, Washington had, claimed, or asserted regarding or relating the real
14 property known as cabin site 137 in Northwoods, Cougar, Washington aka Government Lots 4 and
15 8, Section 26, Township 7 North, Range 6 East, W M , Skamania County, Washington, SUBJECT,
16 however to an easement for right of way for access road acquired by the United States of America,
17 United States Forest Service ("Cabin Site 137") is terminated and declared null, void, and of no
18 effect Evelyn Hicks, the Heirs, Successors, and Assigns of Theron L Hicks, the Heirs,
19 Successors, and Assigns of Wilma C Hicks, the Heirs, Successors and Assigns of Gene Van
20 Troyer, and All Persons Claims in Interest in The Real Property Known as Cabin #137,
21 Northwoods, Cougar, Washington do not have any right to occupy, possess, or use Cabin Site 137,

22 2 As between Water Front and defendants Evelyn Hicks, the Heirs, Successors, and
23 Assigns of Theron L Hicks, the Heirs, Successors, and Assigns of Wilma C Hicks, the Heirs,
24 Successors and Assigns of Gene Van Troyer, and All Persons Claims in Interest in The Real
25 Property Known as Cabin #137, Northwoods, Cougar, Washington (a) title and possession of
26 Cabin Site 137 is quieted in Water Front, (b) Water Front is entitled to immediate and sole

1 possession of Cabin Site 137, and (c) any further order from the court necessary to obtain sole
2 possession thereof from defendants Evelyn Hicks, the Heirs, Successors, and Assigns of Theon
3 L Hicks, the Heirs, Successors, and Assigns of Wilma C Hicks, the Heirs, Successors and
4 Assigns of Gene Van Troyer, and All Persons Claims in Interest in The Real Property Known as
5 Cabin #137, Northwoods, Cougar, Washington

6 DATED 12/26, 2023

7
8
9
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11 RK
Superior Court Judge **RANDALL C KROG**

12 Presented By

13 SUSSMAN SHANK LLP

14
15 By V
16 William G Fig, WSBA 33943
Attorneys for Plaintiff

Unofficial Copy

State of Washington

County of Skamania

County Clerk of the Superior Court of Skamania County, DO HEREBY

CERTIFY that this instrument, consisting of 3 page(s), is a true

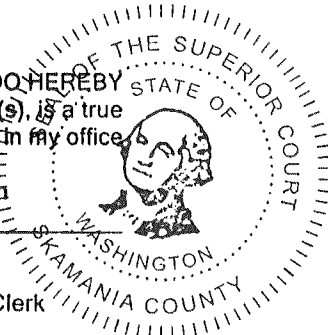
and correct copy of the original now on file and of record in my office,

and as County Clerk, I am the legal custodian thereof.

Signed and sealed at Stevenson, Washington

this date 1/19/2024 Gracie L. Cron

Skamania County Clerk



By _____ Deputy Clerk