

AFTER RECORDING MAIL TO
Rivers Edge Acres
Treasurer;
Andrew Fletcher
222 Cedar Falls Road
Washougal, Washington 98671

Skamania County, WA
Total: \$304.50
LIEN
Pgs=2
2025-001486
09/18/2025 03:06 PM
Request of: RIVERS EDGE ACRES TREASURER



CLAIM OF PROPERTY LIEN

River Edge Acres Property Owners Association is filing a lien against the property owner of **Lot 5** of River Edge Acres

Property owner: **Michael Peterson**
722 Cedar Falls Rd
Washougal WA 98671

Legal description: **LOT 5 RIVER EDGE ACRES S/D BK B/PG 96-97**

Lot 5 of River Edge Acres according to the recorded plat thereof in Book B of Plats, Pages 96-97, in the County of Skamania, State of Washington, also referred to as **Parcel # 2052600170400**

This lien is subject to the Second Amended Declaration of Covenants, Conditions, and Restrictions for River Edge Acres recorded October 5, 2021 in Book 188 Pages 93-104.

This lien arises as a result of negligent non-payment of road maintenance quarterly dues. Quarterly road maintenance dues that were not paid are as follows:

Quarterly dues owing: 1/1/2025	\$195.00
Quarterly dues owing: 4/1/2025	\$195.00
Quarterly dues owing: 7/1/2025	\$195.00
Filing fees	\$ 304.50
Balance in arrears to date of filing:	\$889.50

The association will only accept payment in full of the entire amount due. No partial payments will be accepted. The amounts shown above include quarterly road maintenance dues that have not been paid since **01/01/2025**, and filing fees of \$304.50, when original claim of lien was recorded on **09/18/2025**, with the Skamania County Courthouse, Stevenson, WA

Quarterly road maintenance dues are \$195.00 per quarter. Dues are to be paid on the following dates: January 1st, April 1st, July 1st and October 1st of each year. Interest accrues at the rate of 12% per annum, until the balance has been paid in full.

VERIFICATION

I, Andrew Fletcher, am the: Treasure of River Edge Acres Property Owners Association of claimant on the foregoing claim of property lien, and am authorized to make this

verification for and on its behalf. I have read the foregoing claim of property lien and know the contents of the claim of the lien to be true of my own knowledge.

I declare under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

Dated 09/18/2025



Signature

Unofficial
Copy