

## Legal Notices

File No: 23-00846WA NOTICE OF TRUSTEE'S SALE Pursuant to RCW 61.24 et seq. Grantor(s) of Deed of Trust Vladimir Kubasov Current Beneficiary Nations Direct Mortgage, LLC Current Trustee Affinia Default Services, LLC Current Mortgage Servicer Dovenmuhle Mortgage, Inc. Deed of Trust Recording Number (Ref. #) 202206160606 Parcel Number(s) 7003055320 I. NOTICE IS HEREBY GIVEN that the undersigned Trustee will on August 9, 2024, at 10:00 AM sell at public auction located at the Second Floor Entry Plaza Outside Pierce County Courthouse, 930 Tacoma Ave South, Tacoma, WA, to the highest and best bidder, payable at the time of sale, the following-described real property, situated in the County of Pierce, State of Washington, to wit: LOT 532, EAGLE RIDGE AT TEHALEH PHASES VI & VII, ACCORDING TO PLAT THEREOF RECORDED UNDER RECORDING NO. 202105195003, IN PIERCE COUNTY, WASHINGTON. Commonly known as: 18823 Eagle Ridge Dr. E., Bonney Lake, WA 98391 The above property is subject to that certain Deed of Trust dated June 14, 2022, recorded June 16, 2022, under Auditor's File No. 202206160606, records of Pierce County, Washington, from Vladimir Kubasov, as Grantor, to First American Title Insurance Company as Trustee, to secure an obligation in favor of Mortgage Electronic Registration Systems, Inc., as designated nominee for Nations Direct Mortgage, LLC, beneficiary of the security instrument, its successors and assigns, as Beneficiary, the beneficial interest in which was assigned to Nations Direct Mortgage, LLC, under an Assignment recorded under Auditor's File No. 202401240291. II. No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust. III. The defaults for which this foreclosure is made are as follows: 1. Failure to pay when due the following amounts which are now in arrears: o \$40,927.00 which included the monthly payments, late charges, and accrued fees and costs. IV. The sum owing on the obligation secured by the Deed of Trust is: Principal \$548,998.24, together with interest as provided in the Note or other instrument secured from August 1, 2023, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on August 9, 2024. The default(s) referred to in paragraph III must be cured by July 29, 2024 (11 days before the sale date), to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time on or before July 29, 2024 (11 days before the sale date), the default(s) as set forth in paragraph III are cured and the Trustee's fees and costs are paid. The sale may be terminated any time after July 29, 2024 (11 days before the sale date), and before the sale by the Borrower, Grantor, any Guarantor, or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust, plus costs, fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written notice of default was transmitted by the Trustee to the Borrower and Grantor at the following addresses: Vladimir Kubasov 18823 Eagle Ridge Dr E Bonney Lake, WA 98391 Vladimir Kubasov 18823 Eagle Ridge Dr E Bonney Lake, WA 98391 by both first class and certified mail on February 12, 2024; and the notice of default was personally served upon the Borrower and Grantor, or was posted in a conspicuous place on the real property described in paragraph I above on February 12, 2024. The Trustee has possession of proof of mailing, and service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property. IX. Anyone having an objection to the sale on any grounds whatsoever are afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to the RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale. X. NOTICE TO OCCUPANTS OR TENANTS: The purchaser at the trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the Deed of Trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale, the purchaser has the right to evict occupants who are not tenants by summary proceedings chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. THIS NOTICE IS THE FINAL

STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. You have only until 90 calendar days BEFORE the date of sale listed in this Notice of Trustee Sale to be referred to mediation. If this is an amended Notice of Trustee Sale providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in this amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you are eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: 1-877-894-HOME (1-877-894-4663) Website: [http://www.dfi.wa.gov/consumers/homeownership/post\\_purchase\\_counselors\\_foreclosure.htm](http://www.dfi.wa.gov/consumers/homeownership/post_purchase_counselors_foreclosure.htm) The United States Department of Housing and Urban Development: Telephone: 1-800-569-4287 Website: <http://www.hud.gov/offices/hsg/sfh/hcc/fc/index.cfm?webListAction=search&searchstate=WA&filterSvc=dfc> The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: 1-800-606-4819 Website: <http://nwjustice.org/what-clear> PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT AFFINIA DEFAULT SERVICES, LLC MAY BE DEEMED TO BE A DEBT COLLECTOR AND ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE. DATED March 28, 2024. By: Kellee Vollandorf Name: Kellee Vollandorf Title: Foreclosure Specialist of Affinia Default Services, LLC 320 120th Ave. NE, Suite B203 Bellevue, WA 98005 (425) 800-4703 NPP0458455 To: DISPATCH (PIERCE) 07/10/2024, 07/31/2024

IN ACCORDANCE WITH THE REVISED CODE OF WASHINGTON (rcw46.55.130), GRAHAM TOWING #5124 WILL SELL ABANDONED VEHICLES TO THE HIGHEST BIDDER ON August 6, 2024 AT 11:00am. PRIOR INSPECTION WILL BE FROM 10:00am UNTIL 11:00am. THIS COMPANY CAN BE CONTACTED AT 253-262-2869. FOR QUESTIONS REGARDING THE AUCTION. THE SALE IS LOCATION IS: 10015 213TH ST E GRAHAM, WA 98338 Published in the Dispatch July 31, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF PIERCE BOEING EMPLOYEES' CREDIT UNION, Plaintiff, vs. DOUGLAS DALE BULLARD; UNKNOWN HEIRS, ASSIGNS AND DEVISEES OF JOHN W. CONWAY; OCCUPANTS OF THE PROPERTY, Defendants. Case No.: 24-2-07536-0 SUMMONS BY PUBLICATION To: UNKNOWN HEIRS, ASSIGNS OR DEVISEES OF JOHN W. CONWAY, DECEASED, THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 26th day of June, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, Boeing Employees' Credit Union, and serve a copy of your answer upon the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The basis for the complaint is a foreclosure of the property commonly known as 6437 South Cheyenne Street, Tacoma, WA 98409, Pierce County, Washington as a result of a default under the terms of the note and deed of trust. DATED: June 18, 2024 McCarthy & Holthus, LLP s/ Grace Chu Grace Chu WSBA No. 51256 David Swartley WSBA No. 51732 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Dispatch June 26, July 3, 10, 17, 24 & 31, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF PIERCE EVERGREEN MONEYSOURCE MORTGAGE COMPANY D/B/A EVERGREEN HOME LOANS, Plaintiff, vs. NANNETTE DOEHLE DOUGLAS, MARLENE FRANCIS DOEHLE; OCCUPANTS OF THE PROPERTY, Defendants. Case No.: 24-2-08394-0 SUMMONS BY PUBLICATION To: NANNETTE DOEHLE DOUGLAS, MARLENE FRANCIS DOEHLE; OCCUPANTS OF THE PROPERTY, THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 3rd day of July, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, EVERGREEN MONEYSOURCE MORTGAGE COMPANY D/B/A EVERGREEN HOME LOANS, and serve a copy of your answer upon

the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The basis for the complaint is a foreclosure of the property commonly known as 1725 N MILDRED ST, TACOMA, WA 98406-1921, Pierce County, Washington as a result of a default under the terms of the note and deed of trust. DATED: June 26, 2024 McCarthy & Holthus, LLP s/Grace Chu Grace Chu WSBA No. 51256 David Swartley WSBA No. 51732 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Dispatch July 3, 10, 17, 24, 31 & August 7, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF PIERCE SHELLPOINT MORTGAGE, Plaintiff, vs. PAOLO CHIDROME, ANNA YUN CHIDROME; OCCUPANTS OF THE PROPERTY, Defendants. Case No.: 24-2-05387-1 SUMMONS BY PUBLICATION To: PAOLO CHIDROME, ANNA YUN CHIDROME; OCCUPANTS OF THE PROPERTY, THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 24th day of July, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, Shellpoint Mortgage, and serve a copy of your answer upon the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The basis for the complaint is a foreclosure of the property commonly known as 7001 OPAL CT SW, LAKEWOOD, WA 98498, Pierce County, Washington as a result of a default under the terms of the note and deed of trust. DATED: July 19, 2024 McCarthy & Holthus, LLP s/Grace Chu Grace Chu WSBA No. 51256 David Swartley WSBA No. 51732 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Dispatch July 24, 31, August 7, 14, 21 & 28, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF PIERCE U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF PLAZA RTL TRUST, Plaintiff, vs. BXB PROPERTIES LLC, BOB THONG; OCCUPANTS OF THE PROPERTY, Defendants. Case No.: 24-2-07957-8 SUMMONS BY PUBLICATION To: BOB THONG; OCCUPANTS OF THE PROPERTY, THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 26th day of June, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF PLAZA RTL TRUST, and serve a copy of your answer upon the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The basis for the complaint is a foreclosure of the property commonly known as 6320 NE DASH PT BLVD, TACOMA, WA 98422, Pierce County, Washington as a result of a default under the terms of the note and deed of trust. DATED: June 18, 2024 McCarthy & Holthus, LLP s/Grace Chu Grace Chu WSBA No. 51256 David Swartley WSBA No. 51732 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Dispatch June 26, July 3, 10, 17, 24 & 31, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR PIERCE COUNTY In Re the Matter of the Estate of: LOYD R PERCY, Deceased. NO. 24-4-01522-4 PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Co-Personal Representatives named below have been appointed as Co-Personal Representatives of this Estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Co-Personal Representatives or the Co-Personal Representative's attorney at the address stated below, a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against

both the Decedent's Probate and non-probate assets. DATE OF FILING COPY OF NOTICE TO CREDITORS with the Clerk of Court: 7-8-24 DATE OF FIRST PUBLICATION: 7-17-24 /s/ L. KEVIN PERCY Co-Personal Representative of the Estate of LOYD R. PERCY /s/ LANCE PERCY Co-Personal Representative of the Estate of LOYD R. PERCY JAMES F. CHRISTNACHT, WSBA # 14726 JAMES F. CHRISTNACHT, PLLC 2554 LOCUST AVE. W. UNIVERSITY PLACE, WA 98466 (253) 565-0270 Published in the Dispatch July 17, 24 & 31, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR PIERCE COUNTY In Re the Matter of the Estate of: MARCIA RAE FRLAN, Deceased. NO. 24-4-01532-1 PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this Estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below, a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: (1) Thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's Probate and non-probate assets. DATE OF FILING COPY OF NOTICE TO CREDITORS with the Clerk of Court: 7-5-24 DATE OF FIRST PUBLICATION: 7-17-24 /s/ RAE GAN HUFFMAN Personal Representative of the Estate of MARCIA RAE FRLAN JAMES F. CHRISTNACHT, WSBA # 14726 JAMES F. CHRISTNACHT, PLLC 2554 LOCUST AVE. W. UNIVERSITY PLACE, WA 98466 (253) 565-0270 Published in the Dispatch July 17, 24 & 31, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING IN THE ESTATE OF ALVAREZ I. MURPHY Deceased. NO. 24-4-05101-2 KNT PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PROBATE NOTICE TO CREDITORS The administrator named below has been appointed as administrator of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the administrator or the administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of (1) Thirty days after the administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) Four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of filing copy of notice to creditors July 23, 2024 Date of first publication July 31, 2024 /s/ PATRICK I. MURPHY PATRICK I. MURPHY Administrator for the Estate of ALVAREZ I. MURPHY c/o Marine View Law & Escrow PLLC 22021 7th Avenue South Suite 6 Des Moines, WA 98198 Tel: (206) 878-8777 /s/ Renee Roman Renee Roman, WSBA #17728 Attorney for the Estate of ALVAREZ I. MURPHY Marine View Law & Escrow PLLC 22021 7th Avenue South Suite 6 Des Moines, WA 98198 Tel: (206) 878-8777 Published in the Dispatch July 31, August 7 & 14, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING IN THE ESTATE OF MARGARET E. DAVIS Deceased. NO. 24-4-04969-7 KNT PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PROBATE NOTICE TO CREDITORS The personal representative named below has been appointed as personal representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the personal representative or the personal representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of (1) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) Four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's

probate and nonprobate assets. Date of filing Notice to Creditors: July 16, 2024 Date of first publication: July 24, 2024 /s/ Rebecca A. Knight REBECCA A. KNIGHT Personal Representative for the Estate of MARGARET E. DAVIS c/o Marine View Law & Escrow PLLC 22021 7th Avenue South Suite 6 Des Moines, WA 98198 Tel: (206) 878-8777 /s/ Renee Roman Renee Roman, WSBA #17728 Attorney for the Estate of MARGARET E. DAVIS Marine View Law & Escrow PLLC 22021 7th Avenue South Suite 6 Des Moines, WA 98198 Tel: (206) 878-8777 Published in the Dispatch July 24, 31 & August 7, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING IN THE ESTATE OF RAYMOND F. HOLMES JR. Deceased Case No.: 24-4-05071-7 KNT PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PROBATE NOTICE TO CREDITORS The personal representative named below has been appointed as personal representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the personal representative or the personal representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of (1) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) Four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of filing copy of notice to creditors July 23, 2024 Date of first publication July 31, 2024 /s/ VALERIE C. HOLMES VALERIE C. HOLMES Personal representative for the Estate of RAYMOND F. HOLMES JR. c/o Marine View Law & Escrow PLLC 22021 7th Avenue South Suite 6 Des Moines, WA 98198 Tel: (206) 878-8777 /s/ Renee Roman Renee Roman, WSBA #17728 Attorney for the Estate of RAYMOND F. HOLMES JR. Marine View Law & Escrow PLLC 22021 7th Avenue South Suite 6 Des Moines, WA 98198 Tel: (206) 878-8777 Published in the Dispatch July 31, August 7 & 14, 2024

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF PIERCE PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. THE UNKNOWN HEIRS OF OSCAR A WOOTEN and KATHRYN J WOOTEN, deceased; THE UNKNOWN CLAIMANTS TO THE DEED OF TRUST RECORDED UNDER PIERCE COUNTY RECORDER'S NUMBER 8906160293; MIRACLES PLUS REAL ESTATE BROKERAGE; and THE UNKNOWN CLAIMANTS TO THE DEED OF TRUST RECORDED UNDER PIERCE COUNTY RECORDER'S NUMBER 9304080459, Defendants. Case No.: 24-2-07064-3 SUMMONS BY PUBLICATION To: THE UNKNOWN HEIRS OF OSCAR A WOOTEN and KATHRYN J WOOTEN, deceased; and THE UNKNOWN CLAIMANTS TO THE DEED OF TRUST RECORDED UNDER PIERCE COUNTY RECORDER'S NUMBER 8906160293 THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 3rd day of July, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, PennyMac Loan Services, LLC ("Plaintiff"), and serve a copy of your answer upon the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP, at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the Complaint, which has been filed with the clerk of said court. The basis for the complaint is to quiet title to real property, commonly known as 1038 E 48th Street, Tacoma, WA 98404 (APN: 0320226003), regarding instrument numbers 8906160293. DATED: June 14, 2024 McCarthy & Holthus, LLP /s/ Shane P. Gale Shane P. Gale, WSBA No. 57218 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Dispatch July 3, 10 & 17, 24, 31 & August 7, 2024

IN THE SUPERIOR COURT OF WASHINGTON STATE FOR THE COUNTY OF SNOHOMISH In the Matter of the Estate of: LYLE LOVERN CARPENTER, Deceased. No. 24-4-01249-31 PROBATE NOTICE TO CREDITORS The Administrator named below has been appointed and has qualified as Administrator of this estate. Persons having claims against the deceased must, prior to the time such claims would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator, or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later



of: (1) Thirty days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the probate assets and nonprobate assets of the decedent. DATE OF FILING COPY OF NOTICE TO CREDITORS WITH CLERK OF COURT: July 22, 2024 DATE OF FIRST PUBLICATION: July 31, 2024 Administrator: Cynthia M. Eastburn c/o Hickman Menashe, P.S. 4211 Alderwood Mall Blvd., Ste. 204 Lynnwood, WA 98036 Telephone: (425) 744-5658 Published in the Dispatch July 31, August 7 & 14, 2024

## SUMMONS

IN THE SUPERIOR COURT OF THE STATE OF ARIZONA IN AND FOR THE COUNTY OF MOHAVE Case No. CV2024-00558

James D Welch, Plaintiff, v. Defendant: MARY L MAZEY et al; JOHN DOE I-X; JANE DOE I-X; all other persons unknown claiming any right, title, estate, lien or interest in the real property described in the complaint adverse to plaintiff's title thereto.

FROM THE STATE OF ARIZONA TO: MARY L MAZEY

YOU ARE HEARBY SUMMONED and required to appear and defend within the time applicable in this action in the court. Your Answer must be filed within THIRTY (30) DAYS from the date of service, excluding day of service. YOU ARE NOTIFIED that if you fail to appear and defend within the time applicable, judgement by default may be rendered against you for the relief demanded in the Complaint.

A Copy of the complaint may be obtained from the Clerk of Superior Court, Mohave County Courthouse, 415 E Spring St, Kingman, AZ 86402.

SIGNED AND SEALED: April 5, 2024 Christina Spurlock, CLERK OF SUPERIOR COURT Published in the Dispatch July 10, 17, 24 & 31, 2024

SUPERIOR COURT OF WASHINGTON FOR PIERCE COUNTY NORTHWEST CASCADE, INC., a Washington corporation, Plaintiff, v. TACOMA TOWN CENTER PARCELS, LLC, a Washington limited liability company; KURTIN PROPERTIES, INC., a California corporation, Defendants. No. 23-2-10088-9 SUMMONS BY PUBLICATION THE STATE OF WASHINGTON, TO: KURTIN PROPERTIES, INC.: 8091 Run of the Knolls San Diego, CA 92127 You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 3rd day of July, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the plaintiff Northwest Cascade, Inc., and serve a copy of your answer upon the undersigned attorneys for plaintiff Northwest Cascade, Inc., at his office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The object of the action is to recover sums due pursuant to a construction contract and to foreclose a lien for construction services recorded under RCW Chap. 60.04. Dated this 25th day of June, 2024. s/ Michael J. Murphy MICHAEL J. MURPHY Attorney at law WSBA #11132 2711 64th Ave. SE Mercer Island, WA 98040 T: 206-618-7200 E. mmurphy@mjmlaw.org Attorney for Plaintiff Northwest Cascade, Inc. Published in the Dispatch July 3, 10, 17, 24, 31 & August 7, 2024

TS No WA05000058-23-1 TO No 230455681-WA-VOI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: RON C ADAMS, AN UNMARRIED MAN AND FRANK D ADAMS, AN UNMARRIED MAN, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP Current Beneficiary of the Deed of Trust: Nationstar Mortgage LLC Original Trustee of the Deed of Trust: FIRST AMERICAN TITLE Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: NATIONSTAR MORTGAGE LLC Reference Number of the Deed of Trust: Instrument No. 201003050131 Parcel Number: 3450000290 I. NOTICE IS HEREBY GIVEN that on August 30, 2024, 09:00 AM, 2nd Floor Entry Plaza Outside the County Courthouse, Pierce County Superior Courthouse, 930 Tacoma Avenue South, Tacoma WA 98402, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of Pierce, State of Washington, to-wit: LOTS 15 AND 16, BLOCK 3, DEFIANCE PARK ADDITION TO TACOMA, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 5 OF PLATS AT PAGE 29 IN PIERCE COUNTY, WASHINGTON APN: 3450000290 More commonly known as 5014 N VISSCHER ST, TACOMA, WA

98407 which is subject to that certain Deed of Trust dated November 20, 2009, executed by RON C ADAMS, AN UNMARRIED MAN AND FRANK D ADAMS, AN UNMARRIED MAN, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ALLY BANK CORP. F/K/A GMAC BANK /GRANTEE, Beneficiary of the security instrument, its successors and assigns, recorded March 5, 2010 as Instrument No. 201003050131 and the beneficial interest was assigned to Nationstar Mortgage LLC and recorded October 13, 2023 as Instrument Number 202310130464 of official records in the Office of the Recorder of Pierce County, Washington. II. No action commenced by Nationstar Mortgage LLC, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From January 1, 2023 To April 25, 2024 Number of Payments 6 \$1,576.72 10 \$1,651.20 Total \$25,972.32 LATE CHARGE INFORMATION January 1, 2023 April 25, 2024 \$942.20 \$942.20 PROMISSORY NOTE INFORMATION Note Dated: November 20, 2009 Note Amount \$200,000.00 Interest Paid To: December 1, 2022 Next Due Date: January 1, 2023 Current Beneficiary: Nationstar Mortgage LLC Contact Phone No: 800-306-9027 Address: 8950 Cypress Waters Blvd., Coppell, TX 75019 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$146,593.94, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on August 30, 2024. The defaults referred to in Paragraph III must be cured by August 19, 2024. (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before August 19, 2024 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the August 19, 2024 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Nationstar Mortgage LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS FRANK D ADAMS 5014 N VISSCHER ST, TACOMA, WA 98407 RON C ADAMS 5014 N VISSCHER ST, TACOMA, WA 98407 by both first class and certified mail on March 27, 2024, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place March 26, 2024 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor or all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale.

If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might be eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: April 22, 2024 MTC Financial Inc. dba Trustee Corps, as Duty Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 102004, Pub Dates: 07/31/2024, 08/21/2024, EATONVILLE DISPATCH

TS No WA06000090-23-1 TO No 230381134-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: KAREEM JOHNSON, AN UNMARRIED PERSON Current Beneficiary of the Deed of Trust: American Financial Network, Inc. Original Trustee of the Deed of Trust: CHICAGO TITLE COMPANY OF WASHINGTON Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Servbank, SB Reference Number of the Deed of Trust: Instrument No. 202201311125 Parcel Number: 5005006750 I. NOTICE IS HEREBY GIVEN that on August 16, 2024, 09:00 AM, 2nd Floor Entry Plaza Outside the County Courthouse, Pierce County Superior Courthouse, 930 Tacoma Avenue South, Tacoma WA 98402, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of Pierce, State of Washington, to-wit: THE EAST 50 FEET OF LOT 35 TO 38, INCLUSIVE, BLOCK 76, MAP OF LAKE CITY, W.T., ACCORDING TO PLAT RECORDED IN BOOK 3 OF PLATS, PAGE 18, IN PIERCE COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF PIERCE, STATE OF WASHINGTON. APN: 5005006750 More commonly known as 8517 VETERANS DR SW, LAKEWOOD, WA 98498 which is subject to that certain Deed of Trust dated January 31, 2022, executed by KAREEM JOHNSON, AN UNMARRIED PERSON as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for AMERICAN FINANCIAL NETWORK INC DBA: ORION LENDING, Beneficiary of the security instrument, its successors and assigns, recorded January 31, 2022 as Instrument No. 202201311125 and the beneficial interest was assigned to AMERICAN FINANCIAL NETWORK, INC. and recorded December 22, 2022 as Instrument Number 202212220212 of official records in the Office of the Recorder of Pierce County, Washington. II. No action commenced by American Financial Network, Inc., the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From September 1, 2022 To April 11, 2024 Number of Payments 20 \$46,177.20 Total \$46,177.20 LATE CHARGE INFORMATION September 1, 2022 April 11, 2024 \$1,176.19 \$1,176.19 PROMISSORY NOTE INFORMATION Note Dated: January 31, 2022 Note Amount \$388,740.00 Interest Paid To: August 1, 2022 Next Due Date: September 1, 2022 Current Beneficiary: American Financial Network, Inc. Contact Phone No: 866-867-0330 Address: 3138 East Elwood Street, Phoenix, AZ 85034 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$385,199.40, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding

title, possession or encumbrances on August 16, 2024. The defaults referred to in Paragraph III must be cured by August 5, 2024, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before August 5, 2024 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the August 5, 2024 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, American Financial Network, Inc. or Trustee to the Borrower and Grantor at the following address(es): ADDRESS KAREEM JOHNSON 8517 VETERANS DR SW, LAKEWOOD, WA 98498 by both first class and certified mail on August 24, 2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place August 24, 2023 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might be eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: April 12, 2024 MTC Financial Inc. dba Trustee Corps, as Duty Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 101698, Pub Dates: 07/31/2024, 08/21/2024, EATONVILLE DISPATCH

TS No WA07000042-24-1 TO No 240066263-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: MICHAEL J ADAMS AND CHARITY ADAMS, HUSBAND AND WIFE Current Beneficiary of the Deed of Trust: Idaho Housing and Finance Association (which also dba HomeLoanServ) Original Trustee of the Deed of Trust: WFG NATIONAL TITLE COMPANY OF WASHINGTON, LLC Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Idaho Housing and Finance As-

sociation dba HomeLoanServ Reference Number of the Deed of Trust: Instrument No. 202104291361 Parcel Number: 0319052030 I. NOTICE IS HEREBY GIVEN that on August 30, 2024, 09:00 AM, 2nd Floor Entry Plaza Outside the County Courthouse, Pierce County Superior Courthouse, 930 Tacoma Avenue South, Tacoma WA 98402, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of Pierce, State of Washington, to-wit: Abbreviated Legal: PNT OF THE SW 1/4, NW 1/4, SEC 5, T19N, R3E, W.M. BEGINNING 30 FEET WEST AND 220 FEET NORTH OF THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 19 NORTH, RANGE 3 EAST, W.M., IN PIERCE COUNTY, WASHINGTON; THENCE WEST 150 FEET; THENCE NORTH 100 FEET; THENCE EAST 150 FEET; THENCE SOUTH 100 FEET TO THE POINT OF BEGINNING; SITUATE IN THE COUNTY OF PIERCE, STATE OF WASHINGTON. APN: 0319052030 More commonly known as 10228 ALASKA ST S, TACOMA, WA 98444 which is subject to that certain Deed of Trust dated April 27, 2021, executed by MICHAEL J ADAMS AND CHARITY ADAMS, HUSBAND AND WIFE as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for FAIRWAY INDEPENDENT MORTGAGE CORPORATION, Beneficiary of the security instrument, its successors and assigns, recorded April 29, 2021 as Instrument No. 202104291361 and the beneficial interest was assigned to Idaho Housing and Finance Association and recorded February 21, 2024 as Instrument Number 202402210369 of official records in the Office of the Recorder of Pierce County, Washington. II. No action commenced by Idaho Housing and Finance Association (which also dba HomeLoanServ), the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From May 1, 2023 To May 1, 2024 Number of Payments 1 \$27,631.00 Total \$27,631.00 LATE CHARGE INFORMATION May 1, 2023 May 1, 2024 \$817.18 \$817.18 PROMISSORY NOTE INFORMATION Note Dated: April 27, 2021 Note Amount:\$355,443.00 Interest Paid To: April 1, 2023 Next Due Date: May 1, 2023 Current Beneficiary: Idaho Housing and Finance Association (which also dba HomeLoanServ) Contact Phone No: (800) 526-7145 Address: 565 W Myrtle St., Boise, ID 83702 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$340,233.29, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on August 30, 2024. The defaults referred to in Paragraph III must be cured by August 19, 2024 (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before August 19, 2024 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the August 19, 2024 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Idaho Housing and Finance Association (which also dba HomeLoanServ) or Trustee to the Borrower and Grantor at the following address(es): ADDRESS CHARITY ADAMS 10228 ALASKA ST S, TACOMA, WA 98444 CHARITY ADAMS 10228 Alaska St S, Parkland, WA 98444 MICHAEL J ADAMS 10228 ALASKA ST S, TACOMA, WA 98444 MICHAEL J ADAMS 10228 ALASKA ST S, TACOMA, WA 98444 by both first class and certified mail on March 21, 2024, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place March 21, 2024 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will pro-



vide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might be eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: April 26, 2024 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032-5744 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 102140, Pub Dates: 07/31/2024, 08/21/2024, EATONVILLE DISPATCH

TS No WA07000350-23-1 TO No 230631188-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 E.T. SEQ. Grantor: STEPHANIE FAYE OWENS, A MARRIED WOMAN, PATRICK J. OWENS Current Beneficiary of the Deed of Trust: Idaho Housing and Finance Association (which also dba HomeLoanServ) Original Trustee of the Deed of Trust: CW TITLE AND ESCROW Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Idaho Housing and Finance Association dba HomeLoanServ Reference Number of the Deed of Trust: Instrument No. 202011171145 Parcel Number: 6020360040 I. NOTICE IS HEREBY GIVEN that on August 30, 2024, 09:00 AM, 2nd Floor Entry Plaza Outside the County Courthouse, Pierce County Superior Courthouse, 930 Tacoma Avenue South, Tacoma WA 98402, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of Pierce, State of Washington, to-wit: LOT 4 OF LYNDRURST, AS PER PLAT RECORDED UNDER RECORDING NO. 9008290271, RECORDS OF PIERCE COUNTY AUDITOR; SITUATE IN THE COUNTY OF PIERCE, STATE OF WASHINGTON. APN: 6020360040 More commonly known as 17209 92ND AVE E, PUYALLUP, WA 98375 which is subject to that certain Deed of Trust dated November 16, 2020, executed by STEPHANIE FAYE OWENS, A MARRIED WOMAN, PATRICK J. OWENS as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for FAIRWAY INDEPENDENT MORTGAGE CORPORATION, Beneficiary of the security instrument, its successors and assigns, recorded November 17, 2020 as Instrument No. 202011171145 and the beneficial interest was assigned to Idaho Housing and Finance Association (which also dba HomeLoanServ) and recorded January 31,

2024 as Instrument Number 202401310122 of official records in the Office of the Recorder of Pierce County, Washington. II. No action commenced by Idaho Housing and Finance Association (which also dba HomeLoanServ), the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From April 1, 2023 To April 16, 2024 Number of Payments 13 Total \$25,162.80 LATE CHARGE INFORMATION April 1, 2023 April 16, 2024, 858.08 PROMISSORY NOTE INFORMATION Note Dated: November 16, 2020 Note Amount \$431,048.00 Interest Paid To: March 1, 2023 Next Due Date: April 1, 2023 Current Beneficiary: Idaho Housing and Finance Association (which also dba HomeLoanServ) Contact Phone No: (800) 526-7145 Address: 565 W Myrtle St., Boise, ID 83702 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$411,938.53, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on August 30, 2024. The defaults referred to in Paragraph III must be cured by August 19, 2024, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before August 19, 2024 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the August 19, 2024 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Idaho Housing and Finance Association (which also dba HomeLoanServ) or Trustee to the Borrower and Grantor at the following address(es): ADDRESS STEPHANIE FAYE OWENS 17209 92ND AVE E, PUYALLUP, WA 98375 PATRICK J. OWENS 17209 92ND AVE E, PUYALLUP, WA 98375 by both first class and certified mail on March 4, 2024, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place March 1, 2024 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might be eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you

would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: April 17, 2024 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 101808, Pub Dates: 07/31/2024, 08/21/2024, EATONVILLE DISPATCH

In the superior court of the State of Washington for the county of Pierce, Case No. 24-2-08232-3, EQUITY TITLE OF WASHINGTON, LLC, Plaintiff, vs. SU-YING HSUEH, Defendant. The State of Washington to Defendant, SU-YING HSUEH: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 31st day of July, 2024, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, EQUITY TITLE OF WASHINGTON, LLC, and serve a copy of your answer upon the undersigned attorneys for Plaintiff, Hall Griffin, LLP, at their office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. (Complaint in Interpleader).. Katelyn M.W. Burnett, Esq. Hall Griffin LLP 1851 East First Street, 10th Floor Santa Ana, CA 92705-4052 (714)918-7000 Published in the Tacoma Weekly & Dispatch July 31, August 7, 14, 21, 28 & September 4, 2024

NOTICE - Draft Environmental Impact Statement (DEIS) Issued for Public Comment Puyallup Comprehensive Plan Periodic Update The City of Puyallup has issued a Draft Environmental Impact Statement under the State Environmental Policy Act Rules (Chapter 197-11 WAC) for the following project: Permit #PLSSP20230091 Applicant: City of Puyallup Location: City-wide SEPA Lead Agency: City of Puyallup Lead Agency Contact: Kendall Wals, Senior Planner, 253-841-5462, KWals@PuyallupWA.gov Proposal: The City of Puyallup proposes to review and update its Comprehensive Plan, consistent with the Washington State Growth Management Act (GMA), Revised Code of Washington (RCW) Chapter 36.70A. The Puyallup Comprehensive Plan is the long-term vision and plan for managing the built and natural environment in the City of Puyallup. The proposed major update of the Comprehensive Plan will set the vision for the city for the next 20 years (i.e., now until 2044). The changes must be adopted by December 2024. The major topics to be considered in the update will include: population and job growth, transportation, environment and sustainability, housing, land use, and equity. In addition to the policy amendments to the Comprehensive Plan, the City will also review the implementing development regulations (Titles 18, 19, 20, & 21 PMC) and propose modifications consistent with the policy changes. It is anticipated that these code amendments will be adopted by July 2025. Comments Due Date: August 19, 2024 Public Comment Meeting: August 14, 2024 SEPA Status: Draft Environmental Impact Statement issued for comment Draft EIS Availability To obtain a copy of the DEIS, please visit https://bit.ly/Puyallup2044. Hardcopies are available for public viewing at the Development and Permitting Services Center, Puyallup City Hall (333 S Meridian, Puyallup, WA 98371), during business hours (9:00 a.m.-3:00 p.m.), or the Puyallup Public Library (324 S Meridian, Puyallup, WA 98371), during normal business hours. Paper copies of the document are available for purchase (see Lead Agency Contact). Comments & Public Meeting Comments on this Draft Environmental Impact Statement must be submitted within 30 calendar days of Issuance or by 3:00 p.m. on Monday, August 19, 2024. Comments on the Draft EIS will be accepted at a public meeting on Wednesday, August 14, 2024, 6:30 p.m. at Puyallup City Hall (333 S Meridian), Council Chambers, 5th Floor. Written comments may be sent to Puyallup2044@PuyallupWA.gov or mailed to Michelle Hannah, Administrative Assistant, 333 S Meridian, Puyallup, WA, 98371. Publish- Wednesday, July 24, 2024 and Wednesday, July 31, 2024. Tacoma Weekly News Legal Ad Contact: Michelle Hannah, (253) 841-5485: City of Puyallup Published in the Tacoma Weekly & Dispatch July 24 & 31, 2024

STATE OF WISCONSIN, CIRCUIT COURT, WINNEBAGO COUNTY IN RE: THE MARRIAGE OF Petitioner Janet Rae Cruz and Respondent George Richard Cruz Publication Summons [x] Divorce - 40101 Case No. 2024FA000397 THE STATE OF WISCONSIN, TO THE PERSON NAMED ABOVE AS RESPONDENT: You are notified that the petitioner named above has filed a Petition for divorce or legal separation against you. You must respond with a written demand for a copy of the Petition within 40 days from the day after the first date of publication. The demand must be sent or delivered to the court at: Clerk of Court, Winnebago County Courthouse, Address 415 Jackson Street City Oshkosh WI, 54901 and to Petitioner Name Janet Rae Cruz c/o Attorney Hannah E. Smet Address 5553 Waterford Lane, Suite A Appleton, WI 54913 It is recommended, but not required, that you have an attorney help or represent you. If you do not demand a copy of the Petition within 40 days, the court may grant judgment against you for the award of money or other legal action requested in the Petition, and you may lose your right to object to anything that is or may be incorrect in the Petition. A judgment may be enforced as provided by law. A judgment awarding money may become a lien against any real estate you own now or in the future, and may also be enforced by garnishment or seizure of property. You are further notified that if the parties to this action have minor children, violation of §948.31, Wis. Stats., (Interference with custody by parent or others) is punishable by fines and/or imprisonment: If you and the petitioner have minor children, documents setting forth the percentage standard for child support established by the department under §49.22(9), Wis. Stats., and the factors that a court may consider for modification of that standard under §767.511(1m), Wis. Stats., are available upon your request from the Clerk of Court. You are notified of the availability of information from the Circuit Court Commissioner as set forth in §767.105, Wis. Stats. §767.105 Information from Circuit Court Commissioner. (2) Upon the request of a party to an action affecting the family, including a revision of judgment or order under sec. 767.59 or 767.451: (a) The Circuit Court Commissioner shall, with or without charge, provide the party with written information on the following, as appropriate to the action commenced: 1. The procedure for obtaining a judgment or order in the action. 2. The major issues usually addressed in such an action. 3. Community resources and family court counseling services available to assist the parties. 4. The procedure for setting, modifying, and enforcing child support awards, or modifying and enforcing legal custody or physical placement judgments or orders. (b) The Circuit Court Commissioner shall provide a party, for inspection or purchase, with a copy of the statutory provisions in this chapter generally pertinent to the action. If you require reasonable accommodations due to a disability to participate in the court process, please call 920-236-4791 prior to the scheduled court date. Please note that the court does not provide transportation. Signature Attorney Hannah E. Smet 5553 Waterford Lane, Suite A, Appleton, WI 54913 hsmet@grievelaw.com 920-857-0018 07/08/2024 Date State Bar No. (if any) 1095401 Published in the Tacoma Weekly & Dispatch July 17, 24 & 31, 2024 Superior Court of Washington, County of Pierce In re: Petitioners: Robbyn Martin, Danny Martin, Respondent: Chloe Anne Loudon John Doe No. 24-3-01976-5 Summons Served by Publication (SMPB) Summons Served by Publication To: John Doe. I have started a court case by filing a petition. The name of the Petition is: Petition for De Facto Parentage. You must respond in writing if you want the court to consider your side. Deadline! Your Response must be filed and served within 60 days of the date this Summons is published: July 17, 2024. If you do not file and serve your Response or a Notice of Appearance by the deadline: • No one has to notify you about other hearings in this case, and • The court may approve the requests in the Petition without hearing your side (called a default judgment). Follow these steps: 1. Read the Petition and any other documents that were filed at court with this Summons. Those documents explain what the other party is asking for. 2. Fill out a Response on this form (check the Response that matches the Petition): FL Parentage 342, Response to Petition for De Facto Parentage You can get the Response form and other forms you may need at: • The Washington State Courts' website: www.courts.wa.gov/forms • Washington LawHelp: www.washingtonlawhelp.org, or • The Superior Court Clerk's office or county law library (for a fee). 3. Serve (give) a copy of your Response to the person who filed this Summons at the address below, and to any other parties. You may use certified mail with return receipt requested. For more information on how to serve, read Superior Court Civil Rule 5. 4. File your original Response with the court clerk at this address: Superior Court

Clerk, Pierce County 930 Tacoma Ave. S, Rm 110, Tacoma WA 98402 5. Lawyer not required: It is a good idea to talk to a lawyer, but you may file and serve your Response without one. Person filing this Summons or their lawyer fills out below: /s/ Abigail Jackson, WSBA #62050 for Donna Person Smith. #23859 Date 7/5/24 I agree to accept legal papers for this case at Lawyer's address: 3708 14th St PI SW, Puyallup WA 98373 Email (if applicable): donna@donnapersonsmith.com This Summons is issued according to Rule 4. 1 of the Superior Court Civil Rules of the state of Washington. Published in the Tacoma Weekly & Dispatch July 17, 24, 31, August 7, 14 & 21, 2024 Superior Court of Washington, County of Pierce In the Guardianship of: Joyce Anne Martin, and Isaac Edward Martin, Respondent/minor child No. 24-4-01026-5 Summons Served by Publication (SMPB) Summons Served by Publication To: John Doe. I have started a court case by filing a petition. The name of the Petition is: Petition for Minor Guardianship and Petition Appointing Emergency Minor Guardian. You must respond in writing if you want the court to consider your side. Deadline! Your Response must be filed and served within 60 days of the date this Summons is published: June 26, 2024. If you do not file and serve your Response or a Notice of Appearance by the deadline: No one has to notify you about other hearings in this case, and The court may approve the requests in the Petition without hearing your side (called a default judgment). Follow these steps: 1. Read the Petition and any other documents that were filed at court with this Summons. Those documents explain what the other party is asking for. 2. Fill out a Response on this form (check the Response that matches the Petition): You can get the Response form and other forms you may need at: The Washington State Courts' website: www.courts.wa.gov/forms Washington LawHelp: www.washingtonlawhelp.org, or The Superior Court Clerk's office or county law library (for a fee). 3. Serve (give) a copy of your Response to the person who filed this Summons at the address below, and to any other parties. You may use certified mail with return receipt requested. For more information on how to serve, read Superior Court Civil Rule 5. 5. Lawyer not required: It is a good idea to talk to a lawyer, but you may file and serve your Response without one. Person filing this Summons or their lawyer fills out below: Signature Donna Person Smith #23859 I agree to accept legal papers for this case at Lawyer's address: 3708 14th St PI SW, Puyallup WA 98373 Email (if applicable): donna@donnapersonsmith.com This Summons is issued according to Rule 4. 1 of the Superior Court Civil Rules of the state of Washington. Published in the Tacoma Weekly & Dispatch June 26, July 3, 10, 17, 24 & 31, 2024 Superior Court of Washington, County of Pierce. In the Guardianship of Zoe Lynn Watkins, Respondent. Summons No. 24-4-01296-9. To: The parents, child, and person with court-ordered custody: The Petitioner has started a case asking for guardianship of the above-named children under RCW 11.130.185. If the Minor Guardianship Petition is approved, the rights of the parents or legal custodians could be substantially restricted. You must respond to this summons and petition by serving a copy of your written response on the person signing this summons, any other party, and by filing the original response with the clerk of the court. If you do not serve your written response within 20 days after the date this summons was served on you (or 60 days if you are served outside of the state of Washington), exclusive of the day of service, the court may enter an order of default against you and the court may, without further notice to you, enter an order and approve or provide for the relief requested in the petition. If the petition has not been filed, you may demand that the petitioner file this lawsuit with the court. If you do so, the demand must be in writing and must be served upon the person signing this summons. Within 14 days after you serve the demand, the petitioner must file this lawsuit with the court, or the service on you of this summons and petition will be void. If you wish to seek the advice of a lawyer in this matter, you should do so promptly so that your written response, if any, may be served on time. This summons is issued pursuant to rule 4 of the Superior Court Civil Rules of the State of Washington. Important! Read the Notice of Hearing for information about your rights and how to respond. Dated: May 28, 2024. Signature of Petitioner or Lawyer: Patrice A. Justice. File original of your response with the clerk of the court at: Superior Court of Washington-Pierce, 930 Tacoma Ave. S., Room 110, Tacoma, WA, 98402. Serve a copy of your response on Petitioner, Patrice A. Justice, 18216 212th Ave. E., Orting, WA, 98360. Published in the Tacoma Weekly & Dispatch July 10, 17, 24, 31, August 7 & 14, 2024