

Legal Notices

SUMMONS

(CITACION JUDICIAL)

CASE NUMBER (Número del Caso):

37-2021-00026548-CU-PA-CTL
NOTICE TO DEFENDANT (AVISO AL DEMANDADO): Brandon Michael Curtis Conner and DOES 1 through 10, Inclusive, YOU ARE BEING SUED BY PLAINTIFF (LO ESTÁ DEMANDANDO EL DEMANDANTE): Interinsurance Exchange of the Automobile Club, an interinsurance exchange, NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case. ¡AVISO! Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.

Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de \$10,000 o más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desahcer el caso.

The name and address of the court is (El nombre y dirección de la corte es): Superior Court of the State of California 330 West Broadway, San Diego, CA 92101 Central Division - Hall of Justice

The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): Salvador Corona 115563, Richardson, Fair & Cohen 2601 S. Figueroa Street Los Angeles, California 90007, 213 741-4527 213 741-4190 DATE (Fecha): 06/21/2021 Clerk (Secretario), by M. David, Deputy (Adjunto) (SEAL)

2/26, 3/5, 3/12, 3/19/25
CNS-3896033#

QUEEN ANNE & MAGNOLIA NEWS February 26, March 5, 12 & 19, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Estate of ANDREA SMITH HUDSON, Deceased. NO. 25-4-00101-3 SEA 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 days after the Personal Representa-

tive 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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: March 12, 2025 PERSONAL REPRESENTATIVE: Abraham Hudson aka Abraham Michael Hudson 18955 127th PL SE Renton WA, 98058 ATTORNEY FOR PR: Christopher Small CMS Law Firm LLC. 811 Kirkland Ave Suite 201 Kirkland, WA 98033 Telephone: 206.659.1512 COURT OF PROBATE PROCEEDINGS: King County Superior Court CAUSE NUMBER: 25-4-00101-3 SEA SIGNED: /s/ Christopher Small Christopher Small, #41244 Attorney for PR Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Estate of ELISHEVA L. HINKEL aka ELI HINKEL, Deceased. NO. 25-4-00042-4 KNT 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 days after the Personal Representative 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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: March 12, 2025 PERSONAL REPRESENTATIVE: Rodney Hill 14126 83rd St. Newcastle WA 98059-3455 ATTORNEY FOR PR: Mitchell Aoki CMS Law Firm LLC. 811 Kirkland Ave Suite 201 Kirkland, WA 98033 Telephone: 206.659.1512 COURT OF PROBATE PROCEEDINGS: King County Superior Court CAUSE NUMBER: 25-4-00042-4 KNT SIGNED: /s/ Mitchell Aoki Mitchell Aoki, #61894 Attorney for PR Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Estate of JACQUELINE PATTIE, Deceased. NO. 24-4-07628-7 SEA 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 days after the Personal Representative 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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: February 26, 2025 PERSONAL REPRESENTATIVE: Diana K. Horsfall 4316 NE 10th St. Renton, WA 98059 ATTORNEY FOR PR: Christopher Small CMS Law Firm LLC. 811 Kirkland Ave Suite 201 Kirkland, WA 98033 Telephone: 206.659.1512 COURT OF PROBATE PROCEEDINGS: King County Superior Court CAUSE NUMBER: 24-4-07628-7 SEA SIGNED: /s/Christopher Small Christopher Small, #41244 Attorney for PR Published in the Queen Anne & Magnolia News February 26, March 5 & 12, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY In the Matter of the Estate of WENDY LOU WILLIAMS Deceased. IN PROBATE NO. 25-4-01234-1 NOTICE TO CREDITORS The Co-Personal Representatives named below have been appointed and have qualified as Co-Personal Representatives of this estate. Persons having claims against the decedent must, prior to the time such claims would be barred by any otherwise applicable statute of limitations, serve their claims on the Co-Personal Representatives or the attorneys of record at the address stated below and file an executed copy of the claim with the Clerk of this Court within four months after the date of first publication of this notice or within four months after the date of filing of a copy of this Notice with the Clerk of the Court, whichever is later or, except under those provisions included in RCW 11.40.011 or 11.40.013, the claim will be forever barred. This bar is effective as to claims against both the probate assets and non probate assets of the decedent. DATE OF FIRST PUBLICATION: March 12, 2025 /s/ BRADLY J. WILLIAMS /s/ NICK BROWN /s/ GARY C. BERGAN Attorney for Estate WSBA NO. 7419 P.O. Box 1304 Issaquah, WA 98027 Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

IN THE SUPERIOR COURT OF THE STATE

OF WASHINGTON FOR THE COUNTY OF SNOHOMISH In the Matter of the Estate of: LORNA M. SCHOFIELD, Deceased. NO. 24-4-02253-31 PROBATE NOTICE TO CREDITORS The Personal Representative named below has been appointed and has qualified as Personal Representative 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 Personal Representative, the Resident Agent for 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(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: February 21, 2025. DATE OF FIRST PUBLICATION: March 5, 2025. Personal Representative: Pamla Joi Happy Attorney for the Estate and for the Personal Representative, and Resident Agent for the Personal Representative: William S. Hickman Address: Hickman Menashe, P.S. 4211 Alderwood Mall Blvd., Ste. 204 Lynnwood, WA 98036 Telephone: (425) 744-5658 Published in the Queen Anne & Magnolia News March 5, 12 & 19, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING CHELSEA AT JUANITA VILLAGE, L.P., a Delaware limited partnership, Plaintiff, vs. SCOOP MARKETPLACE, LLC, a Washington limited liability company; STEPHANIE LENTZ, individually, Defendants. NO. 24-2-22318-5 SEA SUMMONS BY PUBLICATION TO DEFENDANT: SCOOP MARKET PLACE, LLC., AND STEPHANIE LENTZ, You are hereby summoned to appear within sixty (60) days after the date of the first publication of this summons, to wit, within sixty (60) days after the day of February 5, 2025, and defend the above entitled action in the above entitled Court, and answer the Complaint of Plaintiff Chelsea at Juanita Village, L.P., and serve a copy of your answer upon the undersigned attorney for Plaintiff Chelsea at Juanita Village, L.P., at his (or 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. The object of the above entitled action and the relief sought to be obtained therein is fully set forth in said Complaint, and is briefly stated as follows: COMPLAINT FOR BREACH OF LEASE AND FOR MONIES DUE. Date of first publication: February 5, 2025. DATED Friday, January 31, 2025. INSLEE, BEST, DOEZIE & RYDER, P.S. By s/ Christopher W. Pirnke Christopher W. Pirnke, WSBA #44378 10900 NE 4th Street, Suite 1500 Bellevue, WA 98004 Tel: (425) 455-1234 Email: cpirnke@insleebest.com Published in the Queen Anne & Magnolia News February 5, 12, 19, 26, March 5 & 12, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING In re the Estate of COLLEEN T. ZELLERHOFF A/K/A COLLEEN T. SAVAGE A/K/A COLLEEN SAVAGE ZELLERHOFF, Deceased. NO. 25-4-00872-7 SEA PROBATE NOTICE TO CREDITORS (11.40.030) The Personal Representative named below has been appointed as Personal Representative (PR) 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 PR or the PR'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(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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION February 26, 2025 SAYRE LAW OFFICES, PLLC By: Karin S. Treadwell, WSBA #27630 Attorneys for PR 1417 31st Ave South Seattle WA 98144-3909 (206) 625-0092 Frank P. Zellerhoff, Jr. Personal Representative c/o Sayre Law Offices, PLLC 1417 31st Ave South Seattle WA 98144-3909 (206) 625-0092 Published in the Queen Anne & Magnolia News February 26, March 5 & 12, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING In re the Estate of MARGARET N. STEWART, Deceased. NO. 25-4-01050-1 KNT PROBATE NOTICE TO CREDITORS (11.40.030) The Personal Representative named below has been appointed as Personal Representative (PR) 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 PR or the PR'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(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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION February 26, 2025 SAYRE LAW OFFICES, PLLC By: Karin S. Treadwell, WSBA #27630 Attorneys for PR 1417 31st Ave South Seattle WA 98144-3909 (206) 625-0092 /s/ Gerald S. Stewart Personal Representative c/o Sayre Law Offices, PLLC 1417 31st Ave South Seattle WA 98144-3909 (206) 625-0092 Published in the Queen Anne & Magnolia News February 26, March 5 & 12, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING In re the Estate of YVONNE M. LAMPREY, Deceased. NO. 25-4-01189-2 SEA PROBATE NOTICE TO CREDITORS (11.40.030) The Personal Representative named below has been appointed as Personal Representative (PR) 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 PR or the PR'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(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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION March 5, 2025 SAYRE LAW OFFICES, PLLC By: /s/ Karin S. Treadwell, WSBA #27630 Attorneys for PR 1417 31st Ave South Seattle WA 98144-3909 (206) 625-0092 /s/ Deborah S. Mitchell Personal Representative c/o Sayre Law Offices, PLLC 1417 31st Ave South Seattle WA 98 144-3909 (206) 625-0092 Published in the Queen Anne & Magnolia News March 5, 12 & 19, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING In re the Estate of: Richard O. McElvain Deceased. NO. 24-4-04330-3 KNT NOTICE TO CREDITORS (RCW 11.40.030) The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having claims against 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 non-probate assets. Date of first publication: February 26, 2025 Wendy Whitmer, Personal Representative Address: 12965 76th Ave NE, Kirkland WA 98034 Published in the Queen Anne & Magnolia News February 26, March 5 & 12, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SNOHOMISH In the Matter of the Estate of Harry Anderson, Deceased CAUSE NO. 25-4-00440-31 NOTICE TO CREDITORS (RCW 11.40.020) The person named below has been appointed 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 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 in which the probate proceedings were commenced. 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(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 decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: March 12, 2025 PERSONAL REPRESENTATIVE Emily Anderson 2424 NW 59th St Apt 401 Seattle, WA 98107 ATTORNEY FOR PERSONAL REPRESENTATIVE Amber L. Hunt Woodinville Law 13901 NE 175th St, Ste G Woodinville, WA 98072 (425) 485-6600 Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In Re The Estate of: Edvins Herberts Kiperts, Deceased. NO. 25-4-00784-4 KNT PROBATE NOTICE TO CREDITORS (RCW 11.40.030) (NTCRD) The person 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 in which the probate proceedings were commenced. 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(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 decedent's probate and nonprobate assets. Date of First Publication: March 5, 2025. Personal Representative Print Name: Astrida Regina Kiperts Address for Mailing or Service: Astrida Regina Kiperts 21266 35th Ave S. Seatac, Wa. 98198 253-670-4374 Court of probate proceedings and cause number: King County Superior Court [25-4-00784-4 KNT] Published in the Queen Anne & Magnolia News March 5, 12 & 19, 2025

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In Re The Estate of: ROGER MARTIN CLINE, Deceased. NO. 25-4-01271-6 KNT PROBATE NOTICE TO CREDITORS (RCW 11.40.030) (NTCRD) The person 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 in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditors as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of this 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 RCW 11.40.60. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: March 5, 2025 Personal Representative: Janice Correia DATED February 27, 2025. /s/ Peter Klipstein Peter Klipstein, WSBA #26507 CURRAN LAW FIRM, P.S. 33400 9th Avenue S, Suite 120 Federal Way, WA 98003 Telephone: 253-852-2345 Facsimile: 253-852-2030 Email: pklipstein@curranfirm.com Counsel for Personal Representative Address for Mailing or Service: Curran Law Firm, P.S. 33400 9th Avenue S, Suite 120 Federal Way, WA 98003 Published in the Queen Anne & Magnolia News March 5, 12 & 19, 2025

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In Re The Estate of: RUCEL VALMORES MANGROBANG, Deceased. NO. 25-4-01451-4 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PLEASE TAKE NOTICE The above Court has appointed me as Personal Representative of Decedent's estate. Any person having a claim against the Decedent must present the claim: (a) Before the time when the claim would be barred by any applicable statute of limitations, and (b) In the manner provided in RCW 11.40.070: (i) By filing the original of the claim with the foregoing Court, and (ii) By serving on or mailing to me at the address below a copy of the claim. The claim must be presented by the later of: (a) Thirty (30) days after I served or mailed this Notice as provided in RCW 11.40.020(1)(c), or (b) Four (4) months after the date of first publication of this Notice. If the claim is not presented within this time period, the claim will be forever barred except as provided in RCW 11.40.051 and 11.40.060. This bar is effective for claims against both the Decedent's probate and non-probate assets. Date of First Publication of this Notice: March 12, 2025 ELIZABETH MANGROBANG, Personal Representative Prepared by Ruthanna Walker, WSBA #59901 Wilson Walker Law PLLC Attorney for Petitioner Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of ARTHUR A. BERECROMBIE, Deceased. NO. 25-4-00509-4 SEA NOTICE TO CREDITORS The individual named below has been appointed as personal representative of the above estate. Any person having a claim against the decedent 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 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 in which probate proceedings were commenced. 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(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: February 27, 2025 DATE OF FIRST PUBLICATION: March 5, 2025 STEVEN ABERCROMBIE, Personal Representative McCune, Godfrey, Emerick & Broggel, Inc. PS MARISA E. BRÖGGEL, WSBA NO. 41767 Of Attorneys for Personal Representative McCune, Godfrey, Emerick, & Broggel, Inc. P.S. 4500 9th Ave. NE Suite 300 Seattle, WA 98105-4697 Tel: 206-

632-0575 Fax 206-238-9487 Published in the Queen Anne & Magnolia News March 5, 12 & 19, 2025

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of BEVERLY FREDRICKSON, Deceased. NO. 24-4-08889-7 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PLEASE TAKE NOTICE The above Court has appointed me as Personal Representative of Decedent's estate. Any person having a claim against the Decedent must present the claim: (a) Before the time when the claim would be barred by any applicable statute of limitations, and (b) in the manner provided in RCW 11.40.070: (i) By filing the original of the claim with the foregoing Court, and (ii) By serving on or mailing to me at the address below a copy of the claim. The claim must be presented by the later of: (a) Thirty (30) days after I served or mailed this Notice as provided in RCW 11.40.020(1)(c), or (b) Four (4) months after the date of first publication of this Notice. If the claim is not presented within this time period, the claim will be forever barred except as provided in RCW 11.40.051 and 11.40.060. This bar is effective for claims against both the Decedent's probate and non-probate assets. Date of First Publication of this Notice: March 5, 2025 /s/ Charles Fredrickson Personal Representative P.O. Box 1024 Bellevue, WA 98009 Published in the Queen Anne & Magnolia News March 5, 12 & 19, 2025

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of DAVID P. HARMS, Deceased. NO. 25-4-01298-8 SEA NOTICE TO CREDITORS The individual named below has been appointed as personal representative of the above estate. Any person having a claim against the decedent 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 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 in which probate proceedings were commenced. 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(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: March 6, 2025 DATE OF FIRST PUBLICATION: March 12, 2025 LISA K. HARMS, Personal Representative/Administrator McCUNE GODFREY EMERICK & BROGGEL, INC. PS MARISA E. BROGGEL, WSBA NO. 41767 Of Attorneys for Personal Representative McCune, Godfrey, Emerick, & Broggel, Inc. P.S. 4500 9TH Ave. NE Suite 300 Seattle, WA 98105-4697 Tel: 206-632-0575 Fax 866-913-1905 Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of JOSE P. HURTADO, Deceased. NO. 25-4-01177-9 SEA NOTICE TO CREDITORS The individual named below has been appointed as personal representative of the above estate. Any person having a claim against the decedent 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 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 in which probate proceedings were commenced. 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(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: February 24, 2025 DATE OF FIRST PUBLICATION: February 26, 2025 ISMENIA GAVIRIA, Personal Representative/Administrator McCUNE GODFREY EMERICK & BROGGEL, INC. PS MARISA E. BROGGEL, WSBA NO. 41767 Of Attorneys for Personal Representative McCune, Godfrey, Emerick, & Broggel, Inc. P.S. 4500 9TH Ave. NE Suite 300 Seattle, WA 98105-4697 Tel: 206-632-0575 Fax 866-913-1905 Published in the Queen Anne & Magnolia News February 26, March 5 & 12, 2025

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of UDELL J. GIBSON 2ND, Deceased. NO. 25-4-01401-8 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PLEASE TAKE NOTICE The above Court has appointed me as Personal Representative of Decedent's estate. Any person having a claim against the Decedent must present the claim: (a) Before the time when the claim would be barred by any applicable statute of limitations, and (b) in the manner provided in RCW 11.40.070: (i) By filing the original of the claim with the foregoing Court, and (ii) By serving on or mailing to me at the address below a copy of the claim. The claim must be presented by the later of: (a) Thirty (30) days after I served or mailed this Notice as provided in RCW 11.40.020(1)(c), or (b) Four (4) months after the date of first publication of this Notice. If the claim is not presented within this time period, the claim will be forever barred except as provided in RCW 11.40.051 and 11.40.060. This bar is effective for claims against both the Decedent's probate and nonprobate assets. Date of First Publication of this Notice: March

12, 2025 /s/ Tracy Nicole Gibson, Personal Representative Tracy Nicole Gibson 16720 International Blvd, Room 231, Seatac, WA 98188 (206) 609-6290 Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN PROBATE Estate of STANLEY E. BRADLEY, Deceased. NO. 25-4-01028-4 SEA PROBATE NOTICE TO CREDITORS RCW 11.40.030 THE PERSONAL REPRESENTATIVE NAMED BELOW has been appointed and has qualified 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 in which the probate proceedings were commenced. 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 section 11 of this act and 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 First Publication: February 26, 2025 /s/ MARY McLEAN, Personal Representative Attorney for Personal Representative: Cory A. McBride WSBA# 49714 Address for Mailing or Service: 4218 S.W. Andover Seattle, WA 98116 Published in the Queen Anne & Magnolia News February 26, March 5 & 12, 2025

SUPERIOR COURT OF WASHINGTON FOR SNOHOMISH COUNTY Estate of MANIJEH F. VAIL, Deceased. NO. 25-4-00386-31 PROBATE NOTICE TO CREDITORS (RCW 11.40.030) THE ADMINISTRATOR NAMED BELOW have 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(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 RCW 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: March 12, 2025 /s/ John Gardner, Executive Director, Guardianship Services of Seattle Administrator of the Estate of MANIJEH F. VAIL Attorney for Administrator: Jody K. Reich, WSBA #29069 Address for Mailing or Service: J. Reich Law, PLLC 209 4th Avenue South, Suite 101-A Edmonds, WA 98020 Published in the Queen Anne & Magnolia News March 12, 19 & 26, 2025

Superior Court of Washington, County of King In re the marriage of: Petitioner/s (person/s who started this case): CHRISTIAN GONZAGA AGUINALDO And Respondent/s (other party/parties): DELILAH CORREA No. 25-3-00351-9 KNT Summons Served by Publication (SMPB) Summons Served by Publication To (other party's name/s): Delilah Correa I have started a court case by filing a petition. The name of the Petition is: Petition for Divorce 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. 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): [X] FL Divorce 211, Response to Petition about a Marriage You can get the Response form and other forms you 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, King County 401 4th Ave N, Rm 2C, Kent, Washington 98032-4429 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 his lawyer fills out below: /s/ Christian Gonzaga Aguinaldo, Petitioner Date 10/11/2024 [X] the following address (this does not have to be your home address): 4622 SW 325th Way Federal Way, Washington 98023 email: caguinal@gmail.com (If this address changes before the case ends, you must notify all parties and the court in writing. You may use the Notice of Address Change form (FL All Family 120). You must also update your Confidential Information Form (FL All Family 001) if this case involves parentage or child support.) This Summons is issued according to Rule 4.1 of the Superior Court Civil Rules of the State of Washington. Published in the Queen Anne & Magnolia News February 19, 26, March 5, 12, 19 & 26, 2025

TS No WA01000021-24-1 APN 951810-0180-06 & 092605-9124-08 TO No 240586343-WA-MSI NOTICE OF TRUSTEE'S SALE OF COMMERCIAL LOAN PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: JASON TURNER, A MARRIED PERSON AS A SEPARATE ESTATE Current Beneficiary of the Deed of Trust: Rain City Capital LLC Original Trustee of the Deed of Trust: RECONVEYANCE PROFESSIONALS INC. Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Rain City Capital LLC Reference Number of the Deed of Trust: Instrument No. 20230926000801 Parcel Number: 951810-0180 & 092605-9124 I. NOTICE IS HEREBY GIVEN that on April 11, 2025, 10:00 AM, at 4th Ave entrance King County Administration Building, located one block east of the Courthouse, 500 4th Ave, Seattle, WA, 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 King, State of Washington, to-wit: PARCEL A: LOTS 6, 7, 8 AND THE NORTHWEST 10.1 FEET OF LOT 5, BLOCK 3, TOWN OF WOODINVILLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 6 OF PLATS, PAGE 22, IN KING COUNTY, WASHINGTON; EXCEPT THE NORTHEASTERLY 5 FEET THEREOF CONVEYED TO KING COUNTY FOR ROAD PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 729813. TOGETHER WITH THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 26 NORTH, RANGE 5 EAST, LYING SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF BLOCK 3, TOWN OF WOODINVILLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 6 OF PLATS, PAGE 22, IN KING COUNTY, WASHINGTON, AND INCLUDED BETWEEN THE SOUTHEASTERLY LINE OF LOT 6 AND THE NORTHWESTERLY LINE OF LOT 12 IN SAID BLOCK 3, PRODUCED SOUTHWESTERLY; EXCEPT COUNTY ROAD; AND EXCEPT THE NORTHEAST 35 FEET OF THE NORTHWEST 120 FEET THEREOF; AND EXCEPT THAT PORTION THEREOF LYING SOUTHWESTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 6; TOWNSHIP SOUTH 36°11'38" WEST, ALONG THE SOUTHWESTERLY PRODUCTION OF THE SOUTHEASTERLY LINE OF SAID LOT 6, 146.11 FEET TO THE TRUE POINT OF BEGINNING OF THIS LINE DESCRIPTION; THENCE NORTH 33°07'55" WEST ALONG AN EXISTING FENCE LINE, 224.45 FEET TO A POINT ON THE SOUTHWESTERLY PRODUCTION OF THE NORTHWESTERLY LINE OF SAID LOT 12, SAID POINT BEING 66.86 FEET FROM THE SOUTHWESTERLY CORNER OF SAID LOT 12 AND THE END OF THIS LINE DESCRIPTION. (ALSO KNOWN AS LOT 'A' OF KING COUNTY LOT LINE ADJUSTMENT NO. 583065, RECORDED UNDER RECORDING NUMBER 9903162221); SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON. PARCEL B: THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 26 NORTH, RANGE 5 EAST, LYING SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF BLOCK 3, TOWN OF WOODINVILLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 6 OF PLATS, PAGE 22, IN KING COUNTY, WASHINGTON, AND INCLUDED BETWEEN THE SOUTHEASTERLY LINE OF LOT 6 AND THE NORTHWESTERLY LINE OF LOT 12 IN SAID BLOCK 3, PRODUCED SOUTHWESTERLY; EXCEPT COUNTY ROAD; AND EXCEPT THAT PORTION THEREOF LYING NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: ORDER NO: 240586343 BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 6; TOWNSHIP SOUTH 36°11'38" WEST, ALONG THE SOUTHWESTERLY PRODUCTION OF THE SOUTHEASTERLY LINE OF SAID LOT 6, 146.11 FEET TO THE TRUE POINT OF BEGINNING OF THIS LINE DESCRIPTION; THENCE NORTH 33°07'55" WEST ALONG AN EXISTING FENCE LINE, 224.45 FEET TO A POINT ON THE SOUTHWESTERLY PRODUCTION OF THE NORTHWESTERLY LINE OF SAID LOT 12, SAID POINT BEING 66.86 FEET FROM THE SOUTHWESTERLY CORNER OF SAID LOT 12 AND THE END OF THIS LINE DESCRIPTION; (ALSO KNOWN AS LOT 'B' OF KING COUNTY LOT LINE ADJUSTMENT NO. 583065, RECORDED UNDER RECORDING NUMBER 9903162221); SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON APN: 951810-0180 & 092605-9124 More commonly known as 12455 NE 173RD PL, WOODINVILLE, WA 98072 which is subject to that certain Deed of Trust dated as of September 15, 2023, executed by JASON TURNER, A MARRIED PERSON AS A SEPARATE ESTATE as Trustor(s), to secure obligations in favor of RAIN CITY CAPITAL, LLC as original Beneficiary recorded September 26, 2023 as Instrument No. 20230926000801 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Rain City Capital 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. Current Beneficiary: Rain City Capital LLC Contact Phone No: 425 434 9009 Address: 12131 113th Ave NE, Suite 201, Kirkland, WA 98034 III. The current Beneficiary, Rain City Capital LLC, alleges that you are in default for the following reason(s): The secured loan obligation has matured September 14, 2024. Therefore, the unpaid principal, along with all remaining interest, fees, expenses and charges are all due and payable. PAYOFF DUE

BENEFICIARY Unpaid Principal Balance \$999,000.00, Unpaid Interest Due \$46,299.02, Late Charges Due \$1,677.50, Projected Late Charges \$355.50, Construction Set Up Fee \$150.00, Legal Fees \$1,000.00, Maturity Fee \$36,600.00, Default Interest \$54,432.35, LP Undisbursed Balance (\$267,000.00). TOTAL PAYOFF DUE BENEFICIARY \$872,514.37. PROMISSORY NOTE INFORMATION Note Dated: September 15, 2023 Note Amount: \$999,000.00 Interest Paid To: June 1, 2024 Next Due Date: September 14, 2024 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$999,000.00, 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 April 11, 2025. The defaults referred to in Paragraph III must be cured by March 31, 2025, (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 March 31, 2025 (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 March 31, 2025 (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 principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust. VI. A written Notice of Default was transmitted by the current Beneficiary, Rain City Capital LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS SPOUSE OF JASON TURNER 12455 NE 173RD PL, WOODINVILLE, WA 98072 SPOUSE OF JASON TURNER 14204 CASCADIAN WAY, EVERETT, WA 98208 JASON TURNER 12455 NE 173RD PL, WOODINVILLE, WA 98072 JASON TURNER 14204 CASCADIAN WAY, EVERETT, WA 98208 by both first class and certified mail on November 15, 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 November 15, 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 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. NOTICE TO GUARANTOR(S) - RCW 61.24.042 - (1) The Guarantor may be liable for a deficiency judgment to the extent the sale price obtained at the Trustees' Sale is less than the debt secured by the Deed of Trust; (2) The Guarantor has the same rights to reinstate the debt, cure the default, or repay the debt as is given to the Grantor in order to avoid the Trustee's Sale; (3) The Guarantor will have no right to redeem the property after the Trustee's Sale; (4) Subject to such longer periods as are provided in the Washington Deed of Trust Act, Chapter 61.24.RCW, any action brought to enforce a guaranty must be commenced within one year after the Trustees' Sale, or the last Trustee's Sale under any Deed of Trust granted to secure the same debt; and (5) In any action for a deficiency, the Guarantor will have the right to establish the fair value of the property as of the date of the Trustee's Sale, less prior liens and encumbrances, and to limit its liability for a deficiency to the difference between the debt and the greater of such fair value or the sale price paid at the Trustee's Sale, plus interest and costs. The failure of the Beneficiary to provide any Guarantor the notice referred to in this section does not invalidate either the notices given to the Borrower or the Grantor, or the Trustee's Sale. Dated: December 27, 2024 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: 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 108730, Pub Dates: 03/12/2025, 04/02/2025, QUEEN ANNE & MAGNOLIA NEWS

TS No WA07000320-24-1 TO No 240571559-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: WILLIAM C PRINCE, A SINGLE PERSON Current Beneficiary of the Deed of Trust: Longbridge Financial, LLC Original Trustee of the Deed of Trust: CHICAGO TITLE COMPANY - PLANO Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Celink Reference Number of the Deed of Trust: as Instrument Number 20210505001031 Parcel Number: 1105000782 I. NOTICE IS HEREBY GIVEN that on April 18, 2025, 10:00 AM, at 4th Ave entrance King County Administration Building, located one block east of the Courthouse, 500 4th Ave, Seattle, WA, 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 King, State of Washington, to-wit: TRACT 72, BRIGHTON BEACH ACRE TRACTS ADDITION, NORTH 47.25 FEET OF SOUTH 142.75 FEET OF WEST 55.29 FEET AND EAST 20 FEET OF SOUTH 142.75 FEET AND PORTION OF NORTH 39.75 FEET OF SOUTH 142.75 FEET EAST OF WEST 55.29 FEET AND WEST OF EAST 20 FEET, AS RECORDED IN VOLUME 9 OF PLATS, PAGE 43, RECORDS OF KING COUNTY, WASHINGTON. APN: 1105000782 More commonly known as 4622 S MYRTLE STREET, SEATTLE, WA 98118 which is subject to that certain Deed of Trust dated April 27, 2021, executed by WILLIAM C PRINCE, A SINGLE PERSON as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as designated nominee for OPEN MORTGAGE, LLC, Beneficiary of the security instrument, its successors and assigns, recorded May 5, 2021 as Instrument No. 20210505001031 and the beneficial interest was assigned to LONGBRIDGE FINANCIAL LLC, ITS SUCCESSORS AND ASSIGNS and recorded September 12, 2022 as Instrument Number 20220912000960 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Longbridge Financial, 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: Failed to pay the principal balance which became all due and payable based upon the death of all mortgagors, pursuant to paragraph 7(A)(l) under the Note, and pursuant to paragraph 10(A)(l) of the Deed of Trust. PRINCIPAL AND INTEREST DUE INFORMATION Principal Balance as of July 1, 2024 \$301,269.01 Interest due through December 12, 2024 \$72,091.65 TOTAL PRINCIPAL BALANCE AND INTEREST DUE: 373,360.66 PROMISSORY NOTE INFORMATION Note Dated: April 27, 2021 Note Amount:\$787,500.00 Interest Paid To: June 1, 2024 Next Due Date: July 1, 2024 Current Beneficiary: Longbridge Financial, LLC Contact Phone No: 866-446-0026 Address: 3900 Capital City Blvd, Lansing, MI 48906 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$301,269.01, 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 April 18, 2025. The defaults referred to in Paragraph III must be paid by April 7, 2025, (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 April 7, 2025 (11 days before the sale date) the default as set forth in Paragraph III is paid 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 April 7, 2025 (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, Longbridge Financial, LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS WILLIAM PRINCE 4622 S MYRTLE STREET, SEATTLE, WA 98118 by both first class and certified mail on November 8, 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 November 8, 2024 in a conspicuous place 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. Dated: December 18, 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 Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 108509, Pub Dates: 02/26/2025, 03/05/2025, 03/12/2025, 03/19/2025, 04/09/2025, QUEEN ANNE & MAGNOLIA NEWS