

Legal Notices

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY ESTE OF JANET ANN ARNSWALDT, Deceased. NO. 23-4-00758-9 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: March 29, 2023 PERSONAL REPRESENTATIVE: Robert Hugh Benjamin 16709 72nd St, SE Snohomish, WA 98290 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: 23-4-00758-9 SEA SIGNED: /s/ Christopher Small Christopher Small, #41244 Attorney for PR Published in the Queen Anne & Magnolia News March 29, April 5 & 12, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY ESTE OF MELINDA ANN NAUSE, Deceased. NO. 23-4-01832-7 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) 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(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 22, 2023 ADMINISTRATOR: James G. Nause 28606 16th Ave. S. #401 Federal Way, WA 98003 ATTORNEY FOR ADMINISTRATOR: Christopher Small CMS Law Firm LLC. 811 Kirkland Avenue, Suite 201 Kirkland, WA 98033 206.659.1512 COURT OF PROBATE PROCEEDINGS: King County Superior Court CASE NUMBER: 23-4-01832-7 SEA Published in the Queen Anne & Magnolia News March 22, 29 & April 5, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING IN re the Estate of WILLIE F. CHERY, SR., Deceased. No. 23-4-01726-6 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 15, 2023 SAYRE LAW OFFICES, PLLC By: Eric C. Nelsen, WSBA #31443 Attorneys for PR 1417 31st Ave South Seattle WA 98144-3909 (206) 625-0092 Nathan Chery 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 March 15, 22 & 29, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF KING PATRICIA C. IVES LARSON, as personal representative for the Estate of HELEN I. KASSNER IVES, and as Trustee of the REVOCABLE LIVING TRUST OF HELEN I. KASSNER IVES, Plaintiff, vs. UNKNOWN TRUSTEE AND BENEFICIARIES OF THE KASSNER NORMANDY TRUST; ALL UNKNOWN HEIRS AND DEVICES OF THE ESTATE OF CHARLES C. SHELTON; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN 14406 lendash 59TH AVE S, TUKWILA, WA 98168 or 5418-20 2ND AVE S, SEATTLE, WA 98108, Defendants. NO. 23-002-04993-4 SEA SUMMONS BY PUBLICATION THE STATE OF WASHINGTON to:

1. UNKNOWN TRUSTEE AND BENEFICIARIES OF THE KASSNER NORMANDY TRUST;
2. ALL UNKNOWN HEIRS AND DEVICES OF THE ESTATE OF CHARLES C. SHELTON;
3. ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN 14406 lendash 59TH AVE S, TUKWILA, WA 98168 or 5418-20 2ND AVE S, SEATTLE, WA 98108;

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 29th day of March, 2023, and defend the above-entitled action in the above-entitled court, and answer the Complaint of the Plaintiff, PATRICIA C. IVES LARSON, as personal representative for the Estate of HELEN I. KASSNER IVES, and as Trustee of the REVOCABLE LIVING TRUST OF HELEN I. KASSNER IVES, and serve a copy of your answer upon the undersigned attor-

neys for the Plaintiff, Eisenhower Carlson PLLC and Darren R. Krattli, at the office address below stated; and in case of your failure to do so, judgment will be rendered against you according to the demand of the Complaint, which has been filed with the Clerk of said Court. Plaintiff's Complaint seeks to quiet title in certain real property commonly known as 14406 lendash 59TH AVE S, TUKWILA, WA 98168 (King County Tax Parcel No. 3365901320) and 5418-20 2ND AVE S, SEATTLE, WA 98108 (King County Tax Parcel No. 5263300630). This Summons is issued pursuant to Rule 4 of the Superior Court Civil Rules of the State of Washington, RCW 4.28.100, and RCW 4.28.110. DATED this 22nd day of March, 2023. EISENHOWER CARLSON PLLC By:/s/ Darren R. Krattli Darren R. Krattli, WSBA # 39128 Attorneys for Plaintiff 909 A Street, Suite 600 Tacoma WA 98402 (253) 572-4500 Published in the Queen Anne & Magnolia News March 29, April 5, 12, 19, 26 & May 3, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SKAGIT IN PROBATE No. 23-4-00108-29 PROBATE NOTICE TO CREDITORS RCW 11.40.030 In the Matter of the Estate of FRANK A. BESANCON, Deceased. 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 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 filing copy of NOTICE TO CREDITORS with Clerk of Court: 3/8/2023. Date of first publication: March 15, 2023. Elaine F. B. Goodman Personal Representative LAW OFFICE OF COLE & GILDAY, P.C. By Gregory L. Gilday WSBA #36608 Attorney for Personal Representative 10101 270th St NW Stanwood, WA 98292 Office: 360-629-2900 or FAX: 360-629-0220 NOTICE TO CREDITORS PUBLISHED IN THE QUEEN ANNE & MAGNOLIA NEWS: March 15, 22 and 29, 2023.

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SNOHOMISH In the Matter of the Estate of: DONN CHARNLEY, Deceased. NO. 23-4-00467-31 PRBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative ("PR") named below has been appointed as 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 in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty (30) days after the PR served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); 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 first publication: March 15, 2023 JANET CHARNLEY, PR Attorneys for PR/Address for mailing or service: Larry A. Jelsing, WSBA #1120 JELISING TRI WEST & ANDRUS PLLC 2926 Colby Avenue Everett, WA 98201 Published in the Queen Anne & Magnolia News March 15, 22 & 29, 2023

NOTICE OF TRUSTEE'S SALE Grantor: RODERICK BUENBRAZO Current Beneficiary of the deed of trust: UMPQUA BANK Current Trustee of the deed of trust: CHICAGO TITLE COMPANY OF WASHINGTON Current mortgage servicer of the deed of trust: UMPQUA BANK Reference number of the deed of trust: 20201026001515 Parcel number(s): 562420-0480-00 I. NOTICE IS HEREBY GIVEN that the undersigned Successor Trustee, NANCY K. CARY, will on April 7, 2023, at the hour of 11:00 a.m. at the front of the Fourth Avenue entrance to the King County Administration Building, 500 Fourth Avenue, Seattle, Washington, sell at public auction to the highest and best bidder, payable at the time of sale, the following described real property situated in the County of King, State of Washington, to-wit: THAT PORTION OF THE EAST 92.287 FEET OF TRACT 26 MOORE'S FIVE ACRE TRACTS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGE 28, RECORDS OF KING COUNTY, WASHINGTON, LYING SOUTH OF THE J.W. THOMPSON ROAD; EXCEPT THE SOUTH 155 FEET THEREOF. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON, which is subject to that certain Deed of Trust described as follows:

Dated: October 1, 2020
Recorded: October 26, 2020
Recording No.: 20201026001515
Records of: King County, Washington
Trustee: CHICAGO TITLE COMPANY OF WASHINGTON
Successor Trustee: NANCY K. CARY
Beneficiary: UMPQUA BANK
Assigned from: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
Assignment Recorded as Recording No.: 20220401000733

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: Failure to pay when due the following amounts which are now in arrears: Monthly payments in the amount of \$3,101.80 due the first of each month, for the months of August 2021 through Febru-

ary 2022; plus payments at the new monthly payment of \$3,547.73 each, due the first of each month, for the months of March 2022 through November 2022; plus late charges in the amount of \$112.15 each, assessed the sixteenth of each month, for the months of August 2021 through October 2022; plus advances; plus any unpaid real property taxes, plus interest.

IV. The sum owing on the obligation secured by the Deed of Trust is: Principal balance of \$524,520.38, together with interest as provided in the note or other instrument secured from July 1, 2021, 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 April 7, 2023. The Default(s) referred to in paragraph II must be cured by March 27, 2023, to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time on or before March 27, 2023, the defaults as set forth in paragraph III is/are cured and the Trustee's fees and costs are paid. The sale may be terminated any time after March 27, 2023, 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 Beneficiary or Trustee to the Borrower and Grantor at the following addresses: Roderick Buenbrazo 9950 14th Court S Seattle WA 98108 by both first class and certified mail on October 4, 2022, proof of which is in the possession of the Trustee; and Borrower and Grantor were personally served on October 4, 2022, with said written notice of default or the written notice of default was posted in a conspicuous place on the real property described in paragraph I above and the Trustee has possession of proof of such 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 objection to the 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 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 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.

THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME You have only 20 days from the recording date on this notice to pursue mediation. 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: 1-877-894-4663, Web site: 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, Web site: <http://www.hud.gov/offices/hsg/sfh/hcc/idx.cfm?webListAction=search&searchstate=WA&filterSvc=fdc> The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys, Telephone: 1-800-606-4819, Web site: <http://nwjustice.org/what-clear> DATED: November 8, 2022. ADDRESS FOR SERVICE OF PROCESS: NANCY K. CARY, Trustee Law Offices 1223 Commercial Street Bellingham WA 98225 Telephone: (360) 715-1218 /s/ Nancy K. Cary NANCY K. CARY, Successor Trustee Hershner Hunter, LLP PO Box 1475 Eugene OR 97440 Telephone: (541) 686-8511 STATE OF OREGON COUNTY OF LANE))) ss. On November 8, 2022, personally appeared before me NANCY K. CARY, known to me to be the individual described in and who executed the foregoing instrument, and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument. /s/ Lisa M. Summers Notary Public for Oregon Residing at Eugene, Oregon My Commission Expires: 9/16/2023 TS #30057.31402 Any questions regarding this matter should be directed to Lisa M. Summers, Paralegal, at (541) 686-0344. FAIR DEBT COLLECTION PRACTICES ACT NOTICE This communication is from a debt collector. Published in the Queen Anne & Magnolia News March 8 & 29, 2023

ORIGINAL TRUSTEE SALE RECORDED ON 12/20/2022 IN THE OFFICE OF THE KING COUNTY RECORDER. NOTICE OF TRUSTEE'S SALE File No.:22-128038 Title Order No.:776760 Grantor: Carl D. Kietzke unmarried man as a separate estate Current beneficiary of the deed of trust: Wells Fargo USA Holdings, Inc. Current trustee of the deed of trust: Aztec Foreclosure Corporation of Washington Current mortgage servicer of the deed of trust: Wells Fargo Bank, N.A. Reference number of the deed of trust: 20070430003019 Parcel number(s): 984030005-04 Abbreviated legal description: E.S. YOUNG'S ADD, LOTS 1, 2, BLK 1 Commonly known as: 3057 50th Avenue SW, Seattle, WA 98116 I. NOTICE IS HEREBY GIVEN that the undersigned Trustee, AZTEC FORECLOSURE CORPORATION OF WASHINGTON will on April 28, 2023, at the hour of 10:00 am at the 4th Avenue Entrance of the King County Administration Building, located one block east of the Court-

house, 500 4th Avenue, Seattle, WA, State of Washington, sell at public auction to the highest and best bidder, payable at time of sale, the following described real property, situated in the County of King, State of Washington, to-wit: Lots 1 and 2, Block 1, E.S. Young's Addition to West Seattle, according to the plat thereof recorded in Volume 15 of Plats, page 29, records of King County, Washington, which is the subject of that certain Deed of Trust dated April 25, 2007, recorded April 30, 2007, under Auditor's File No. 20070430003019, records of King County, Washington, from Carl D. Kietzke unmarried man as a separate estate as Grantor, to Rainier Title as Trustee, to secure an obligation in favor of Wells Fargo Financial Washington 1, Inc. as Beneficiary. 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 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 monthly payments from the February 1, 2022 installment on the sum of \$35,271.89 together with all fees, costs and or disbursements incurred or paid by the beneficiary and or trustee, their employees, agents or assigns. The Trustee's fees and costs are estimated at \$3,384.85 as of December 19, 2022. The amount to cure the default payments as of the date of this notice is \$38,656.74. Payments and late charges may continue to accrue and additional advances to your loan may be made. It is necessary to contact the beneficiary or Trustee prior to the time you tender the reinstatement amount so that you may be advised of the exact amount you would be required to pay. IV. The sum owing on the obligation secured by the Deed of Trust is: Principal Balance \$384,068.32, together with interest in the Note or other instrument secured from January 1, 2022, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. The amount necessary to pay off the entire obligation secured by your Deed of Trust as of the date of this notice is \$414,667.39. Interest and late charges may continue to accrue and additional advances to your loan may be made. It is necessary to contact the beneficiary or Trustee prior to the time you tender the payoff amount so that you may be advised of the exact amount you would be required to pay. 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 April 28, 2023. The default(s) referred to in paragraph III, together with any subsequent payments, late charges, advances, costs and fees thereafter due, must be cured by April 17, 2023 (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 April 17, 2023 (11 days before the sale date), the default(s) as set forth in paragraph III, together with any subsequent payments, late charges, advances, costs and fees thereafter due, is/are cured and the Trustee's fees and costs are paid. The sale may be terminated any time after April 17, 2023 (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 Beneficiary or Trustee to the Borrower and Grantor at the following addresses: Carl D. Kietzke 3057 50th Avenue SW Seattle, WA 98116 Unknown Spouse and/or Domestic Partner of Carl D. Kietzke 3057 50th Avenue SW Seattle, WA 98116 Occupant(s) 3057 50th Avenue SW Seattle, WA 98116 by both first class and certified mail on November 16, 2022 proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served on November 16, 2022 with said written notice of default or the written notice of default was posted 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. The declaration by the beneficiary pursuant to RCW 61.24.030(7)(a) was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the above addresses on November 16, 2022, proof of which is in possession of the Trustee. VII. The Trustee whose name and address are set forth above, and whose telephone number is (360) 253-8017 / (877) 430-4787 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 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 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 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. XI. THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. You have only 20 DAYS from the recording date on this notice to pursue mediation. 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 (Toll-free): 1-877-894-HOME (1-877-894-4663) or Web site: http://www.dfi.wa.gov/consumers/homeownership/post_purchase_counselors_foreclosure.htm. The United

States Department of Housing and Urban Development: Telephone (Toll-free): 1-800-569-4287 or National Web site: <http://www.hud.gov/offices/hsg/sfh/hcc/idx.cfm?webListAction=search&searchstate=WA&filterSvc=fdc>. The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone (Toll-Free): 1-800-606-4819 or Web site: <http://nwjustice.org/what-clear>. FAIR DEBT COLLECTION PRACTICES ACT NOTICE: AZTEC FORECLOSURE CORPORATION OF WASHINGTON is attempting to collect a debt and any information obtained will be used for that purpose. If a discharge has been obtained by any party through bankruptcy proceedings, this shall not be construed to be an attempt to collect the outstanding indebtedness or to hold you personally liable for the debt. DATED this 19th day of December, 2022 AZTEC FORECLOSURE CORPORATION OF WASHINGTON By: Inna D. Zagariya President 1499 SE Tech Center Place, Suite 255 Vancouver, WA 98683 (360) 253-8017 / (877) 430-4787 ADDRESS FOR PERSONAL SERVICE AZtec Foreclosure Corporation of Washington 1499 SE Tech Center Place, Suite 255 Vancouver, WA 98683 STATE OF WASHINGTON)) SS. COUNTY OF CLARK) This instrument was acknowledged before me this 19th day of December, 2022, by Inna D. Zagariya, President. 3057 50th Avenue SW Seattle, WA 98116 Olga Pasko Notary Public in and for the State of Washington My Commission Expires: 7/12/2023 OLGA PASKO NOTARY PUBLIC STATE OF WASHINGTON My Comm. Expires July 12, 2023 NO. 209410 NPP0419444 To: QUEEN ANNE & MAGNOLIA NEWS 03/29/2023, 04/19/2023

SUPERIOR COURT OF WASHINGTON COUNTY OF THURSTON IN PROBATE In the Matter of the Estate of: LARRY ALAN WOODIN, Deceased. Case No.: 21-4-00809-34 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 decedents must, before the time the claim would be barred by any otherwise application 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 is 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 11.40.060. This bar is effective as to claims against both the Decedents' probate and nonprobate assets. Date of First Publication: March 15, 2023 Personal Representative: ANDRIY MCGOVYCH Attorneys for the Estate: SCHEFTER & FRAWLEY 1415 College Street SE Lacey, Washington 98503 Telephone: 360-491-6666 Published in the Queen Anne & Magnolia News March 15, 22 & 29, 2023

SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING ALY BANK LEASE TRUST, Plaintiff, vs. HESHAM H. ALI Defendant, and vs. RA LITTLE HOLDING I AND II dba BELLED AUTO REBUILD, Nominal Defendant. No. 22-2-07755-1 SEA SUMMONS BY PUBLICATION TO: Hesham H. Ali. 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 22nd day of March, 2023, and defend the above-entitled action in the above-entitled court, and answer the complaint of the Plaintiff and serve a copy of your answer upon the undersigned attorney for Plaintiff at his office below stated; and in case of your failure to do so, 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 judgment awarding Plaintiff possession of the vehicle, MAKE McLAREN, MODEL 720S, and VIN SBM14FCA1LW004714. DATED March 14, 2023. /s/ Joseph Ward McIntosh Joseph Ward McIntosh, WSBA #39470 Attorney for Plaintiff McCarthy & Holthus, LLP 108 1st Ave S, Ste 400 Seattle, WA 98104 jmcintosh@mccarthylawfirm.com / 206-399-5034 Published in the Queen Anne & Magnolia News March 22, 29, April 5, 12, 19 & 26, 2023

SUPERIOR COURT OF WASHINGTON COUNTY OF THURSTON IN PROBATE In the Matter of the Estate of: LARRY ALAN WOODIN, Deceased. Case No.: 21-4-00809-34 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 decedents must, before the time the claim would be barred by any otherwise application 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 is 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 11.40.060. This bar is effective as to claims against both the Decedents' probate and nonprobate assets. Date of First Publication: March 15, 2023 Personal Representative: ANDRIY MCGOVYCH Attorneys for the Estate: SCHEFTER & FRAWLEY 1415 College Street SE Lacey, Washington 98503 Telephone: 360-491-6666 Published in the Queen Anne & Magnolia News March 15, 22 & 29, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of DONNA ANN DAWLEY, Deceased. NO. 23-4-01845-9 KNT PROBATE NOTICE TO CREDITORS PLEASE TAKE NOTICE The above Court has appointed SHAWN LEE DAWLEY 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 my attorney at the address below a copy of the claim. The claim must be presented by the later of: (a) Thirty (30) days after this Notice has been mailed or served 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 22, 2023 Prepared By: W. TRACY CODD WSNB 16745 Attorney for Personal Representative Shawn Lee Dawley P.O. Box 1238 Seahurst, WA. 98062-1238 (206) 248-6152 Published in the Queen Anne & Magnolia News March 22, 29 & April 5, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of REGINA LITBERG, Deceased. NO.23-4-01830-1 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

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of DONNA ANN DAWLEY, Deceased. NO.23-4-01845-9 KNT PROBATE NOTICE TO CREDITORS PLEASE TAKE NOTICE The above Court has appointed SHAWN LEE DAWLEY 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 my attorney at the address below a copy of the claim. The claim must be presented by the later of: (a) Thirty (30) days after this Notice has been mailed or served 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 22, 2023 Prepared By: W. TRACY CODD WSNB 16745 Attorney for Personal Representative Shawn Lee Dawley P.O. Box 1238 Seahurst, WA. 98062-1238 (206) 248-6152 Published in the Queen Anne & Magnolia News March 22, 29 & April 5, 2023

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 20, 2023 DATE OF FIRST PUBLICATION: March 29, 2023 JEREMY J. LITBERG Personal Representative McCune, Godfrey, Emerick & Broggel, Inc. PS Marisa E. Broggel WSBA NO. 41767 of Attorneys for Estate Dated: 3/16/2023 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 29, April 5 & 12, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of WILLIAM JOSEPH ALEXANDER, Deceased. NO. 23-4-01828-9 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: March 20, 2023 DATE OF FIRST PUBLICATION: March 29, 2023 KIRK B. ALEXANDER, Personal Representative 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 206-238-9487 Published in the Queen Anne & Magnolia News March 29, April 5 & 12, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN PROBATE Estate of DOUGLAS E. RICHARDS, Deceased. NO. 23-4-01879-3SEA 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. This document may be executed in counterparts, each of which shall be deemed to be an original, but all of which, taken together, shall be deemed to constitute a single instrument. Date of First Publication: March 22, 2023 MATTHEW D. RICHARDS, Co-Personal Representative MICHELE C. KLIKA, Co-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 March 22, 29 & April 5, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN PROBATE Estate of MARTIN SIGMONT HAGENSON, Deceased. No. 23-4-01673-1KNT 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: March 22, 2023 HAROLD E. HAGENSON, 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 March 22, 29 & April 5, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN PROBATE Estate of NICHOLAS EUGENE WOLF, Deceased. No. 23-4-02090-9SEA PROBATE NOTICE TO CREDITORS RCW 11.40.030 THE ADMINISTRATOR NAMED BELOW has been appointed and has qualified 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 in which the probate

proceedings were commenced. 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 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: March 29, 2023 DANIEL E. WOLF, Administrator Attorney for Administrator: Cory A. McBride WSBA# 49714 Address for Mailing or Service: 4218 S.W. Andover Seattle, WA 98116 Published in the Queen Anne & Magnolia News March 29, April 5 & 12, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN THE MATTER OF THE ESTATE OF GEORG M. KJONSVIK, Deceased. No. 23-4-01274-4 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 non-probate assets. Date of First Publication: 3/22/2023 Personal Representative: KAREN FORSTER Attorney For Personal Representative: GEIR T. JONSSON, WSBA #29112 OF THE JONSSON LAW FIRM, PLLC Address For Mailing or Service: THE JONSSON LAW FIRM, PLLC 1455 NW Leary Way, Suite 400 Seattle, WA 98107 Published in the Queen Anne & Magnolia News March 22, 29 & April 5, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN THE MATTER OF THE ESTATE OF JUNE L. BOYER, Deceased. No. 23-4-01947-1 SEA 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 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: 3/29/2023 Co- Personal Representatives: JAN D. SECRETIE AND JAMES A. SECRETIE Attorney For Personal Representative: GEIR T. JONSSON, WSBA #29112 OF THE JONSSON LAW FIRM, PLLC Address For Mailing or Service: THE JONSSON LAW FIRM, PLLC 1455 NW Leary Way, Suite 400 Seattle, WA 98107 Published in the Queen Anne & Magnolia News March 29, April 5 & 12, 2023

Superior Court of Washington, County of King in re: Petitioner/s (person/s who started this case): Hiwot Tesema And Respondent/s (other party/parties): Ermies Negash No. 23-3-00533-7 SEA Summons Served by Publication (SMPB) Summons Served by Publication To (other party's name/s): Ermies Negash I have started a court case by filing a petition. The name of the Petition is: Hiwot Tesema vs Ermies Negash 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: March 1, 2023. 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 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, King County 516 3rd Ave 6th Floor- Clerk office Seattle, WA 98105 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/her lawyer fills out below: /s/ Hiwot Tesema 02/02/2023 I agree to accept legal papers for this case at (check one): [x] the following address (this does not have to be your home address): 8342 167th Ave NE #22 Redmond WA 98052 (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.) Note: You and the other party/ies may agree to accept legal papers by email under Superior Court Civil Rule 5 and local court rules. 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 March 1, 8, 15, 22, 29 & April 5, 2023

Sound Transit to consider light rail routes outside of Seattle's Chinatown

By Spencer Pauley
The Center Square

In a room full of residents of Seattle's Chinatown-International District, the Sound Transit Board agreed to include two stations north and south of the district in its study for the West Seattle and Ballard Link Extensions Project.

Along with potential stations north and south of the Chinatown District, the alternative routes on Fourth Avenue are still being considered.

Sound Transit had found that all Chinatown-International District Segment alternatives would have an adverse effect on the historic district during construction. The Center Square previously reported on the district's residents and business owners speaking out against construction on a proposed 5th Avenue alternative route, saying that it would close nearby streets that are key to commercial and cultural activity.

Construction noise and visual impacts were also mentioned as hindrances to small communal gatherings within the area.

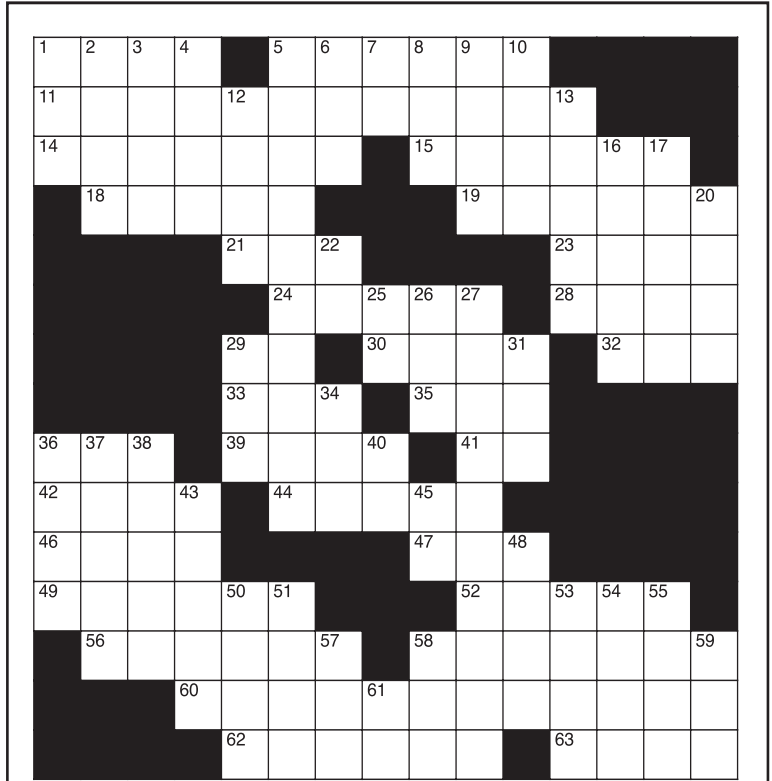
The Seattle Chinatown-International District Preservation and Development Authority wrote a letter urging the Sound Transit board of directors to select the 4th Avenue

Shallow alignment as the preferred alternative for the West Seattle and Ballard Link Extensions. The estimated \$14.1 billion project is still in the planning stages of development, with a delivery target year of 2037. The project seeks to provide fast, reliable light rail connections to dense residential and job centers throughout the region, according to the Sound Transit website. In addition, the transit authority anticipates a new downtown Seattle light rail tunnel to provide capacity for the entire regional system to operate efficiently.

Seattle Mayor and Sound Transit Board Member Bruce Harrell proposed a substitute motion that would advance the North of Chinatown and South of Chinatown International District and Pioneer Square.

"This neighborhood should not once again bear the brunt of disproportionate construction impacts," Harrell said in a statement prior to the Sound Transit board meeting. "With viable alternatives in the North and South of CID stations to provide local and regional mobility needs to thousands of daily transit riders while creating new opportunities for equitable transit-oriented development, we can make a better choice today."

The board is set to reconvene on May 25 to potentially reach a decision.



CLUES ACROSS

1. Millisecond
5. Narcotic drug
11. Accident
14. Formal submissions
15. Popular 70s rock band
18. Discourage from doing
19. More socially elite
21. Arid
23. A way to look
24. Heroes
28. A surfer rides it
29. Potato state
30. Insect repellent
32. Cool!
33. Have already done

35. Collegiate women's fraternity
36. To the ___ degree
39. Gasteyer and de Armas are two
41. Blood type
42. Looked over
44. Language of Cameroon and Chad
46. Species of armadillo
47. Touch softly
49. Part of your upper body
52. Large, stocky lizards
56. Lack of social or ethical standards
58. Congressman
60. Unofficial force
62. As a result of this utterance
63. A main branch of Islam

CLUES DOWN

1. Woman (French)
2. Province of Pakistan
3. This (Spanish)
4. Transportation device
5. Greater in importance or priority
6. The human foot
7. Within
8. Consumed
9. Respectful Malaysian term
10. Therefore
12. Ceased to exist
13. Type of macaroni
16. English composer
17. Wooded tract
20. Tall, slender-leaved plant
22. 36 inches
25. Take too much (abbr.)
26. Allow
27. Individually

29. Journalist Tarbell
31. Bar bill
34. Hong Kong food stall: ___ pai dong
36. Not messy
37. Species that includes reed mace
38. Former MLB catcher Ed
40. Northern U.S. state
43. Wilt
45. Commercial
48. Bolivian river
50. Nursemaid
51. A car needs four
53. Guns (slang)
54. American state
55. Clusters of fern fronds
57. Body part
58. A person's brother or sister
59. Breed of sheep native to Sweden
61. Of I

