

# Legal Notices

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Estate of CYNTHIA ANNE TAYLOR, Deceased. NO. 23-4-03310-5 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: May 24, 2023 ADMINISTRATOR: Carol Dianne Martineau 16044 114th Avenue SE Renton, WA 98055 ATTORNEY FOR ADMINISTRATOR: Will Robinson 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: 23-4-03310-5 SEA Published in the Queen Anne & Magnolia News May 24, 31 & June 7, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Estate of JUDITH ANNALEXANDER, Deceased. NO. 23-4-02838-1 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: May 10, 2023 PERSONAL REPRESENTATIVE: Linda Diana Weeks 13301 57th Ave S Tukwila, WA 98178 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: 23-4-02838-1 SEA SIGNED: /s/ Christopher Small Christopher Small, #41244 Attorney for PR Published in the Queen Anne & Magnolia News May 10, 17 & 24, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY In the Matter of the Estate of HENRY J. ISKE Deceased. IN PROBATE No. 23-4-03437-3 SEA 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 decedent must, prior to the time such claims would be barred by any otherwise applicable statute of limitations, serve their claims on the personal representative 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 nonprobate assets of the decedent. DATE OF FIRST PUBLICATION: May 17, 2023 Richard S. Lowell Personal Representative Joshua B. Lowell Attorney for Estate WSBA NO. 45411 MAGNUSON LOWELL, P.S. 8201 164th Ave Ne, Suite 200, PMB 81 Redmond, WA 98052 Tel 425 885 7500 • Fax 425 885 4119 Published in the Queen Anne & Magnolia News May 17, 24 & 31, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF KING FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. JAY EDWARD POTTS; BANK OF

AMERICA, N.A., OCCUPANTS OF THE PROPERTY, Defendants. Case No.: 23-2-03677-8 SEA SUMMONS BY PUBLICATION To: JAY EDWARD POTTS; OCCUPANTS OF THE PROPERTY, THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 26th day of April, 2023, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, Freedom Mortgage Corporation, and serve a copy of your answer upon the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The basis for the complaint is a foreclosure of the property commonly known as 13825 70TH AVENUE NE, KIRKLAND, WA 98034, King County, Washington as a result of a default under the terms of the note and deed of trust. DATED: 4/26/2023 McCarthy & Holthus, LLP s/Grace Chu Grace Chu WSBA No. 51256 David Swartley WSBA No. 51732 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Queen Anne & Magnolia News April 26, May 3, 10, 17, 24 & 31, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF KING In the Matter of the Estate of DONALD E. BENHAM, Deceased. No. 23-4-03236-2 SEA 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 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, 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: May 8, 2023 DATE OF FIRST PUBLICATION: May 17, 2023 Personal Representative: Randy Benham 5103 217th St. SW Mountlake Terrace, WA 98043 Attorney for Estate and for the Personal Representative: Sydney J. Martinez 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 May 17, 24 & 31, 2023

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SKAGIT IN PROBATE No. 23-4-00233-29 PROBATE NOTICE TO CREDITORS RCW 11.40.030 In the Matter of the Estate of J PAGE (a.k.a. JAY PAGE and JACK OLIVER PAGE), 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: 5/2/2023. Date of first publication: May 10, 2023. Tamon Page 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 AND MAGNOLIA NEWS: May 10, 17, and 24, 2023.

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In Re The Estate of: EILEEN CELESTE RIORDAN, Deceased. No. 23-4-03129-3 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) The person 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 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(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: May 10, 2023 Administrator: Patricia Higgins s/ William Brewer WSBA No. 37055 Ravenna Estate Law 4500 9th Ave NE, Suite 300 Seattle, Washington 98105 Telephone: 206.384.8439 Email: wbrewer@ravenaestatelaw.com Court of probate proceedings and cause number: King County Superior Court No. 23-4-03129-3 SEA Published in the Queen Anne & Magnolia News May 10, 17 & 24, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of LEWIS HENRY TARRANT, Deceased. No. 23-4-02781-4 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: May 2, 2023 DATE OF FIRST PUBLICATION: May 10, 2023 JESSE OLIVER TARRANT, 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 May 10, 17 & 24, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of RYAN D. CLARK, Deceased. NO. 23-4-03353-9 KNT PROBATE NOTICE TO CREDITORS PLEASE TAKE NOTICE The above Court has appointed JUSTIN D. CLARK as Administrator 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: May 24, 2023 Prepared By: W. TRACY CODD WSBN 16745 Attorney for Administrator Justin D. Clark P.O. Box 1238 Seahurst, WA. 98062-1238 (206) 248-6152 Published in the Queen Anne & Magnolia News May 24, 31 & June 7, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY Estate of: KATHRYN BELLE LAFAEN, Deceased. NO. 23-4-02412-2 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: May 3, 2023 DATE OF FIRST PUBLICATION: May 10, 2023 KEVIN DAVIS, 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 866-913-1905 Published in the Queen Anne & Magnolia News May 10, 17 & 24, 2023

Superior Court of Washington, County of King In re the marriage of: Petitioner/s (person/s who started this case): DOLLY JOSEPHINE KAHATI BROWN And Respondent/s (other party/parties): KENYETTA ABDULLAH STUART JR. No. 23-3-01950-8 KNT Summons Served by Publication (SMPB) Summons Served by Publication To (other party's name/s): Kenyetta Abdullah Stuart Jr. 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). 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: Dolly Josephine Kahati Brown, Petitioner 4/7/2023 [X] the following address (this does not have to be your home address): 952 SW Campus Dr., Apt. 40C2 Federal Way, Washington 98023 (Optional) email: dollybrown38@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 April 19, 26, May 3, 10, 17 & 24, 2023

Superior Court of Washington, County of KING In re: Petitioner/s (person/s who started this case): Nguyen, Thu Ha Thi And Respondent/s (other party/parties): Pham, Bao Hong No. 23-3-02129-4 SEA Summons Served by Publication (SMPB) Summons Served by Publication To (other party's name/s): Bao Hong Pham I have started a court case by filing a petition. The name of the Petition is: Petition for Dissolution of Marriage 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: 5/17/2023. 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 Courthouse 516 3rd Ave, E609 Seattle, WA 98104-2386 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/ Ty Ho 5/15/2023 Ty Ho, WSBA 35808 I agree to accept legal papers for this case at (check one): [X] Lawyer's address: 502 Rainier Avenue South, Suite 202 Seattle, Washington 98144 tel. 206.328.2401 fax. 206.329.0351 info@hoassociates.com Published in the Queen Anne & Magnolia News May 17, 24, 31, June 7, 14 & 21, 2023

TS No WA07000188-22-1 TO No 220626486-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: JOANN SIMON, AN UNMARRIED INDIVIDUAL Current Beneficiary of the Deed of Trust: HomeStreet Bank Original Trustee of the Deed of Trust: FIRST AMERICAN TITLE INSURANCE COMPANY Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: HomeStreet Bank Reference Number of the Deed of Trust: Instrument No. 20090618001514 Parcel Number: 421640022008 I. NOTICE IS HEREBY GIVEN that on June 2, 2023, 10:00 AM, At the 4th Ave. entrance to the King County Administration Building, 500 4th Avenue, Seattle, WA 98104, 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: UNIT B-206, OF LAUREL PARK VISTA, A CONDOMINIUM, ACCORDING TO DECLARATION THEREOF RECORDED UNDER KING COUNTY RECORDING NO. 7903120820 AND ANY AMENDMENT(S) THERETO; SAID UNIT IS LOCATED ON SURVEY MAP AND PLANS FILED IN VOLUME 30 OF CONDOMINIUMS, AT PAGES 1 THROUGH 4, IN KING COUNTY, WASHINGTON. APN: 421640022008 More commonly known as 1120 NE 68TH STREET, UNIT B-206, KIRKLAND, WA 98033 which is subject to that certain Deed of Trust dated June 12, 2009, executed by JOANN SIMON, AN UNMARRIED INDIVIDUAL as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for WINDERMERE MORTGAGE SERVICES SERIES LLC, A DELAWARE SERIES LIMITED LIABILITY COMPANY, Beneficiary of the security instrument, its successors and assigns, recorded June 18, 2009 as Instrument No. 20090618001514 and that said Deed of Trust was modified by Modification Agreement and recorded September 20, 2021 as Instrument Number 20210920001109 and the beneficial interest was assigned to HomeStreet Bank and recorded November 17, 2022 as Instrument Number 220221117000570 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by HomeStreet Bank, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From July 1, 2022 To January 26, 2023 Number of Payments 7 \$1,169.76 Total \$8,188.32 LATE CHARGE INFORMATION July 1, 2022 January 26, 2023 \$386.66 \$386.66 PROMISSORY NOTE INFORMATION Note Dated: June 12, 2009 Note Amount

\$225,834.00 Interest Paid To: June 1, 2022 Next Due Date: July 1, 2022 Current Beneficiary: HomeStreet Bank Contact Phone No: 800.809.1377 Address: 601 Union Street, Ste. 2000, Seattle, WA 98101 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$205,267.41, 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 June 2, 2023. The defaults referred to in Paragraph III must be cured by May 22, 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 before May 22, 2023 (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 May 22, 2023 (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, HomeStreet Bank or Trustee to the Borrower and Grantor at the following address(es): ADDRESS JOANN SIMON 1120 NE 68TH ST #B206, KIRKLAND, WA 98033 JOANN SIMON 1120 NE 68TH STREET, UNIT B-206, KIRKLAND, WA 98033 UNKNOWN SPOUSE OF JOANN SIMON 1120 NE 68TH STREET, UNIT B-206, KIRKLAND, WA 98033 by both first class and certified mail on December 21, 2022, 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 December 21, 2022 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. 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 might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: January 26, 2023 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: (800) 833-6388 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 88982, Pub Dates: 5/3/2023, 5/24/2023, QUEEN ANNE & MAGNOLIA NEWS

ment/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 88982, Pub Dates: 5/3/2023, 5/24/2023, QUEEN ANNE & MAGNOLIA NEWS

TS No WA08000221-22-1 TO No 220687128-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: MATTHEW MELENA, AN UNMARRIED MAN Current Beneficiary of the Deed of Trust: Evergreen Moneysource Mortgage Company DBA Evergreen Home Loans Original Trustee of the Deed of Trust: FIRST AMERICAN TITLE INSURANCE COMPANY Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Evergreen Home Loans Reference Number of the Deed of Trust: Instrument No. 20160127001554 Parcel Number: 866485-0020 I. NOTICE IS HEREBY GIVEN that on June 23, 2023, 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: UNIT 102, BUILDING B, OF TOWNHOMES AT KIRKLAND, A CONDOMINIUM, ACCORDING TO DECLARATION THEREOF RECORDED UNDER KING COUNTY RECORDING NO. 20031105000474 AND ANY AMENDMENTS THERETO; SAID UNIT IS LOCATED ON SURVEY MAP AND PLANS FILED IN VOLUME 194 OF CONDOMINIUMS, AT PAGES 56 THROUGH 5, IN KING COUNTY, WASHINGTON. APN: 866485-0020 More commonly known as 408 2ND AVE S #102, KIRKLAND, WA 98033 which is subject to that certain Deed of Trust dated January 22, 2016, executed by MATTHEW MELENA, AN UNMARRIED MAN as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as designated nominee for EVERGREEN MONEYSOURCE MORTGAGE COMPANY, Beneficiary of the security instrument, its successors and assigns, recorded January 27, 2016 as Instrument No. 20160127001554 and the beneficial interest was assigned to Evergreen Moneysource Mortgage Company DBA Evergreen Home Loans and recorded February 15, 2017 as Instrument Number 20170215001758 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Evergreen Moneysource Mortgage Company DBA Evergreen Home Loans, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From June 1, 2020 To February 14, 2023 Number of Payments 1 \$2,426.31 12 \$2,383.14 20 \$2,348.89 Total \$78,001.79 LATE CHARGE INFORMATION June 1, 2020 February 14, 2023 \$2,226.36 \$2,226.36 PROMISSORY NOTE INFORMATION Note Dated: January 22, 2016 Note Amount \$360,000.00 Interest Paid To: May 1, 2020 Next Due Date: June 1, 2020 Current Beneficiary: Evergreen Moneysource Mortgage Company DBA Evergreen Home Loans Contact Phone No: (602) 457-8211 Address: 4500 S. Lakeshore Drive, Suite 695, Tempe, AZ 85282 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$333,939.18, 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 June 23, 2023. The defaults referred to in Paragraph III must be cured by June 12, 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 before June 12, 2023 (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 June 12, 2023 (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, Evergreen Moneysource Mortgage Company DBA Evergreen Home Loans or Trustee to the Borrower and Grantor at the following address(es): ADDRESS MATTHEW MELENA 408 2ND AVE S #102, KIRKLAND, WA 98033 MATTHEW MELENA 12003 100TH AVE NE APT 102, KIRKLAND, WA 98034 by both first class and certified mail on January 9, 2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place January 6, 2023 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. 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 might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: February 15, 2023 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: (800) 833-6388 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 89511, Pub Dates: 5/24/2023, 6/14/2023, QUEEN ANNE & MAGNOLIA NEWS

TS No WA08000372-17-1S TO No 220248943-WA-MSO NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: DAVID W THOMPSON IV, A SINGLE PERSON Current Beneficiary of the Deed of Trust: U.S. Bank, N.A., Successor Trustee to Bank of America, N.A., Successor in Interest to LaSalle Bank, N.A. as Trustee on behalf of the Holders of the Washington Mutual Mortgage Pass-Through Certificates, WMALT Series 2007-HY1 Original Trustee of the Deed of Trust: CHICAGO TITLE INSURANCE CO. Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Select Portfolio Servicing, Inc. Reference Number of the Deed of Trust: Instrument No. 20061031003074 Parcel Number: 142604-908806 I. NOTICE IS HEREBY GIVEN that on June 2, 2023, 09:00 AM, Main Entrance, King County Administration Building, 500 4th Avenue, Seattle, WA 98104, 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: THAT PORTION OF GOVERNMENT LOTS 3 AND 4, SECTION 14, TOWNSHIP 26 NORTH, RANGE 4 EAST, WILLA-

METTE MERIDIAN, IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF TRACT 20 OF ARROWHEAD POINT, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 32 OF PLATS, PAGE 11, IN KING COUNTY, WASHINGTON; THENCE SOUTH 26°57'09" WEST, ALONG THE SOUTHERLY PRODUCTION OF THE EASTERLY LINE OF SAID TRACT, 17.83 FEET; THENCE NORTH 89°12'53" WEST, PARALLEL WITH THE SOUTH LINE OF SAID TRACT, 21.73 FEET; THENCE SOUTH 13°12'00" EAST 45.34 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 13°12'00" EAST 69.79 FEET; THENCE SOUTH 78°33'00" WEST 70.35 FEET; THENCE SOUTH 71°36'52" WEST 114.94 FEET; THENCE NORTH 24°30'00" WEST 67.08 FEET; THENCE NORTH 66°59'07" EAST 123.94 FEET; THENCE NORTH 83°28'52" EAST 76.32 FEET TO THE TRUE POINT OF BEGINNING; TOGETHER WITH SECOND CLASS SHORELANDS ADJOINING AND LYING BETWEEN THE NORTHERLY AND SOUTHERLY LINES THEREOF EXTENDED WESTERLY; AND TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER TRACT 20 OF SAID PLAT OF ARROWHEAD POINT AND OVER AND ACROSS THE FOLLOWING DESCRIBED PORTION OF GOVERNMENT LOTS 3 AND 4 IN SAID SECTION 14; BEGINNING AT THE SOUTHEAST CORNER OF TRACT 20 OF SAID PLAT OF ARROWHEAD POINT; THENCE SOUTH 26°57'09" WEST, ALONG THE SOUTHERLY PRODUCTION OF THE EASTERLY LINE OF SAID TRACT, 17.83 FEET; THENCE SOUTH 13°12'00" EAST 56.15 FEET; THENCE SOUTH 54°15'30" EAST 57.72 FEET; THENCE SOUTH 13°12'00" EAST 100.87 FEET; THENCE SOUTH 80°13'36" WEST 29.02 FEET; THENCE NORTH 2°59'51" EAST 39.34 FEET; THENCE NORTH 13°12'00" WEST 40.00 FEET; THENCE NORTH 54°15'30" WEST 69.90 FEET; THENCE NORTH 13°12'00" WEST 91.35 FEET TO THE SOUTH LINE OF SAID TRACT 20; THENCE SOUTH 89°18'53" EAST ALONG SAID SOUTH LINE 42.76 FEET TO THE POINT OF BEGINNING; EXCEPT THAT PORTION LYING WITHIN THE MAIN TRACT HEREIN DESCRIBED. APN: 142604-908806 More commonly known as 15005 58TH LN NE, KENMORE, WA 98028 which is subject to that certain Deed of Trust dated October 27, 2006, executed by DAVID W THOMPSON IV, A SINGLE PERSON as Trustor(s), to secure obligations in favor of WASHINGTON MUTUAL BANK, FA as original Beneficiary recorded October 31, 2006 as Instrument No. 20061031003074 and the beneficial interest was assigned to U.S. Bank National Association as Trustee, successor in interest to Bank of America, National Association as successor by merger to LaSalle Bank NA as Trustee for Washington Mutual Mortgage Pass-Through Certificates, WMALT Series 2007-HY1 Trust and recorded November 8, 2011 as Instrument Number 20111108002107 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by U.S. Bank, N.A., Successor Trustee to Bank of America, N.A., Successor in Interest to LaSalle Bank, N.A. as Trustee on behalf of the Holders of the Washington Mutual Mortgage Pass-Through Certificates, WMALT Series 2007-HY1, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From August 1, 2017 To January 20, 2023 Number of Payments 14 \$5,243.78 1 \$5,049.84 12 \$5,611.07 12 \$6,272.33 4 \$6,891.12 8 \$7,568.07 6 \$7,884.33 9 \$7,779.61 Total \$426,495.07 LATE CHARGE INFORMATION August 1, 2017 January 20, 2023 \$346.92 PROMISSORY NOTE INFORMATION Note Dated: October 27, 2006 Note Amount: \$1,000,000.00 Interest Paid To: July 1, 2017 Next Due Date: August 1, 2017 Current Beneficiary: U.S. Bank, N.A., Successor Trustee to Bank of America, N.A., Successor in Interest to LaSalle Bank, N.A. as Trustee on behalf of the Holders of the Washington Mutual Mortgage Pass-Through Certificates, WMALT Series 2007-HY1 Contact Phone No: (888) 349-8955 Address: 3217 S. Decker Lake Dr., Salt Lake City, UT 84119 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$1,072,693.05, 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 June 2, 2023. The defaults referred to in Paragraph III must be cured by May 22, 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 before May 22, 2023 (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 May 22, 2023 (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, U.S. Bank, N.A., Successor Trustee to Bank of America, N.A., Successor in Interest to LaSalle Bank, N.A. as Trustee on behalf of the Holders of the Washington Mutual Mortgage Pass-Through Certificates, WMALT Series 2007-HY1 or Trustee to the Borrower and Grantor at the following address(es): ADDRESS DAVID W THOMPSON IV 15005 58TH LN NE, KENMORE, WA 98028 DAVID W THOMPSON IV 12525 9TH AVENUE NW, SEATTLE, WA 98177 UNKNOWN SPOUSE OF DAVID THOMPSON IV 15005 58TH LN NE, KENMORE, WA 98028-4354 UNKNOWN SPOUSE OF DAVID THOMPSON IV 12525 9TH AVENUE NW, Seattle, WA 98177 by both first class and certified mail on May 2, 2022, 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 May 2, 2022 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 or 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. 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 might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: January 23, 2023 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: (800) 833-6388 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 88884, Pub Dates: 5/3/2023, 5/24/2023, QUEEN ANNE & MAGNOLIA NEWS