

Legal Notices

Loan No: *****5003 TS No: 23-8779 NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 RCW Grantor: Stephen M. Markert and Michaela A. Markert Current Beneficiary of Deed of Trust: U.S. Bank National Association not in its individual capacity but solely as Trustee for RMTP Trust, Series 2021 BKM-TT-V Current Mortgage Servicer for the Deed of Trust: Rushmore Loan Management Services, LLC Current Trustee for the Deed of Trust: MICHELLE R. GHIDOTTI, ESQ. Trustee's address is 144 Railroad Avenue, Suite 236, Edmonds, WA 98020-4100 (206) 331-3280 Trustee's agent for service is Gary Krohn, Reg. Agent, whose address is 144 Railroad Avenue, Suite 236 Edmonds, WA 98020-4100 Phone: (206) 525-1925 If there are any questions regarding this Notice, please contact (206) 331-3280 Reference Number of Deed of Trust: 20110113001096 Parcel Number(s): 076500-0070 Abbr. Legal Description: LOT 7, BERG'S WEST VIEW ADD, VOL 62, PG(S) 57 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-HOME(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/fc/index.cfm?webListAction=search&searchstate=WA&filterSvc=dfc> The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys Telephone: 1-800-606-4819 Web site: <http://nwjustice.org/what-clear> I. NOTICE IS HEREBY GIVEN that the undersigned Trustee will on 9/15/2023, at 10:00 AM at At the 4th Avenue entrance of the King County Administration Building, located one block east of the courthouse, 500 4th Avenue, Seattle, WA 98104 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: LOT(S) 7, BERG'S WEST VIEW ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 62 OF PLATS, PAGE(S) 57, IN KING COUNTY, WASHINGTON. Commonly known as: 17807 93RD PL NE BOTHELL Washington 98011 which is subject to that certain Deed of Trust dated 1/7/2011, recorded 1/13/2011, under Auditor's File No. 20110113001096, in Book —, Page — records of King County, Washington, from Stephen M. Markert and Michaela A. Markert, Husband and Wife, as Grantor(s), to First American Title, as Trustee, to secure an obligation in favor of Mortgage Electronic Registration Systems, Inc., Acting solely as nominee for Mortgage Investors Corporation, its successors and assigns, as Beneficiary, the beneficial interest in which was assigned to U.S. Bank National Association not in its individual capacity but solely as Trustee for RMTP Trust, Series 2021 BKM-TT-V. 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: PAYMENT INFORMATION: FROM 5/19/2023 TOTAL \$68,030.10. BENEFICIARY'S ADVANCES, COSTS AND EXPENSES: DESCRIPTIONADVANCE AMOUNT 5/19/2023 Accrued Late Charges \$668.07 5/19/2023 LT Charge Forecasted \$70.71 5/19/2023 Suspense (\$186.17) 5/19/2023 MTGR REC CORP ADV \$5,578.61 ESTIMATED FORECLOSURE FEES & COSTS: 5/19/2023 Trustee's Fees \$340.00 5/19/2023 Recording Costs \$203.00 5/19/2023 Title Costs \$50.00 5/19/2023 Mailing \$60.00 5/19/2023 Publication Costs \$1,200.00 5/19/2023 Posting Costs \$115.00 TOTAL DUE AS OF: 5/19/2023 \$76,129.32 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$326,236.15, together with interest as provided in the Note or other instrument secured from 11/1/2020, 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, expressed or implied, regarding title, possession or encumbrances on 9/15/2023. The defaults referred to in Paragraph III must be cured by 9/4/2023, (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 9/4/2023

(11 days before the sale) the default 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. 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 9/4/2023 (11 days before the sale date) and before the sale, by the Borrower, or Grantor or any Guarantors 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 Beneficiary or Trustee to the Borrower(s) and Grantor(s) at the following address(es): NAME ADDRESS Michaela A. Markert 17807 93RD PL NE Bothell, WA 98011 Occupant 17807 93rd Pl NE Bothell, WA 98011 Stephen M. Markert 17807 93RD PL NE BOTHELL, WA 98011 by both first class and certified mail on 3/27/2023, proof of which is in the possession of the Trustee; and on 3/28/2023 the Borrower and Grantor were personally served, if applicable, 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. 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 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. If you are a servicemember or a dependent of a servicemember, you may be entitled to certain protections under the federal Servicemembers Civil Relief Act and any comparable state laws regarding the risk of foreclosure. If you believe you may be entitled to these protections, please contact our office immediately. Additional disclaimers provided by the Trustee: If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the noteholders rights against the real property only. Service of Process should be sent to: Michelle Ghidotti, Esq., c/o Gary Krohn, Reg. Agent, 144 Railroad Avenue, Suite 236, Edmonds, WA 98020-4100 and faxed to (949) 427-2732. If there are any questions regarding this Notice, please contact (206) 331-3280. SALE INFORMATION CAN BE OBTAINED ONLINE AT www.nationwideposting.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: (916) 939-0772 THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. DATED: 05/08/2023 Michelle Ghidotti, Esq., 144 Railroad Avenue, Suite 236 Edmonds, WA 98020-4100 Phone: (206) 331-3280 Fax: (949) 427-2732 Michelle R. Ghidotti, Esq., as Trustee A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document. State of California) ss County of Orange) On 05/08/2023 before me, Ariel Del Pinto Notary Public personally appeared Michelle Ghidotti-Gonsalves, Esq who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/ she/they executed the same in his/her/their authorized capacity(ies), and that by his/ her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal. Signature Ariel Del Pinto (Seal) ARIEL DEL PINTO Notary Public California Orange County Commission # 2428348 My Comm. Expires Dec 23, 2026 NPP0434957 To: QUEEN ANNE & MAGNOLIA NEWS 08/16/2023, 09/06/2023

NOTICE IS HEREBY GIVEN that the undersigned pursuant to the Trade Name Statute, Chapter 19.80 RCW, desiring to engage in business under the trade name of ARIKI NUI EXPRESS TRUST - business address 8152 SW HALL BLVD STE 1092, Beaverton, Oregon 97008. ARIKI NUI EXPRESS TRUST d/b/a REX VONGPHOUTHONE, d/b/a VONGPHOUTHONE, REX, d/b/a ARIKI NUI, d/b/a ARIYA CHAO THE ALI'I OF

HONOLULU, d/b/a ARIYA CHAO, d/b/a REX FAMILY OF VONGPHOUTHONE ES-TATE, d/b/a CHAO VONG TRUST ENTERPRISE and CHAO VONG TRUST ENTERPRISE d/b/a REX VONGPHOUTHONE intends to register all of the said names with the Washington Department of Revenue, State of Washington Business Licensing Services, Everett, Washington and/or superior court clerk of Snohomish County Washington. Published in the Queen Anne & Magnolia News July 26, August 2, 9, and 16, 2023

NOTICE OF TRUSTEE'S SALE ORIGINAL TRUSTEE SALE RECORDED ON 5/8/23 IN THE OFFICE OF THE KING COUNTY RECORDER. File No.:23-128355 Title Order No.: WA23112587 Grantor: Han Sin Kim and Jin Ju Kim, husband and wife Current beneficiary of the deed of trust: U.S. Bank Trust Company, National Association, as Trustee, successor in interest to U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE1, Asset-Backed Pass-Through Certificates, Series 2006-WFHE1 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: 20051017000947 Parcel number(s): 3291800320-08 Abbreviated legal description: SEC 09 TWP 23 RNG 05 QTR SW; HIGHBURY PARK Commonly known as: 2604 NE 5th Court, Renton, WA 98056 I. NOTICE IS HEREBY GIVEN that the undersigned Trustee, AZTEC FORECLOSURE CORPORATION OF WASHINGTON will on September 15, 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 Courthouse, 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: Lot 32, Highbury Park, according to the plat thereof recorded in Volume 114 of Plats, pages 46 and 47, in King County, Washington. which is the subject of that certain Deed of Trust dated October 11, 2005, recorded October 17, 2005, under Auditor's File No. 20051017000947, records of King County, Washington, from Han Sin Kim and Jin Ju Kim, husband and wife as Grantor, to Northwest Trustee Services, LLC as Trustee, to secure an obligation in favor of Wells Fargo Bank, N.A. as Beneficiary, which as assigned by Wells Fargo Bank, N.A. to U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE1, Asset-Backed Pass-Through Certificates, Series 2006-WFHE1 under an assignment recorded at Instrument No. 20200922001621. 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 October 1, 2020 installment on in the sum of \$63,592.88 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 \$2,749.18 as of May 8, 2023. The amount to cure the default payments as of the date of this notice is \$66,342.06. 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 \$182,184.26, together with interest in the Note or other instrument secured from September 1, 2020, 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 the date of this notice is \$225,614.17. 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 September 15, 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 September 4, 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 September 4, 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 September 4, 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: Han

Sin Kim, aka Han S. Kim 2604 NE 5th Court Renton, WA 98056 Jin Ju Kim, aka Jin J. Kim 2604 NE 5th Court Renton, WA 98056 Occupant(s) 2604 NE 5th Court Renton, WA 98056 by both first class and certified mail on April 7, 2023 proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served on April 7, 2023 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 April 7, 2023, 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 61.24.60. 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/fc/index.cfm?webListAction=search&searchstate=WA&filterSvc=dfc>. The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone (Toll-Free): 1-800-606-4819 or Web site: <http://nwjustice.org/what-clear> XII. 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 8th day of May, 2023 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 8th day of May, 2023, by Inna D. Zagariya, President. 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 2604 NE 5th Court RENTON, WA 98056 NPP0434858 To: QUEEN ANNE & MAGNOLIA NEWS 08/16/2023, 09/06/2023

NOTICE OF TRUSTEE'S SALE TS No.: 2023-00013-WA APN No.: 038700-0010-01 Grantor(s): Victoria A Simpson Current Beneficiary of the Deed of Trust: U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle National Bank, as Trustee for C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-CB2 Current Trustee of the Deed of Trust: Western Progressive - Washington, Inc. Current Mortgage Servicer of the Deed of Trust: PHH Mortgage Corporation Reference Number(s) of the Deed of Trust: 20061130001051 Assessor's Property Tax Parcel Number(s): 038700-0010-01 I

NOTICE IS HEREBY GIVEN that the undersigned Trustee, Western Progressive Washington, Inc., will on 08/25/2023, at the hour of 09:00 AM, at Main Entrance, King County Administration Building, 500 4th Avenue, Seattle, WA 98104, State of 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 (ies) of King, State of Washington to-wit: LEGAL DESCRIPTION: LOT 2, BLOCK "A", BALCH & SETZERS SOUTHVIEW, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 51 OF PLATS, PAGES 4 AND 5, IN KING COUNTY, WASHINGTON. Commonly known as: 11311 34th Avenue Southwest, Seattle, WA 98146 The undersigned Trustee disclaims any liability for any incorrectness of the above street address or other common designation. Which is subject to that certain Deed of Trust dated 11/20/2006, recorded 11/30/2006, under Auditor's File No.20061130001051, Book — Page —, records of King County, Washington, from Victoria A Simpson, a Single Person as Grantor, to Chicago Title as Trustee, to secure an obligation in favor of Wilmington Finance Inc., as Lender and beneficiary, Mortgage Electronic Registration Systems, Inc. as the designated nominee for Wilmington Finance Inc., the beneficial interest in which was assigned to U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle National Bank, as Trustee for C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-CB2 under an assignment recorded on August 8, 2019, under Auditor's File No. as Instrument No. 20190808000592, Bk. in Book —, Pg. at Page —, records of King County, Washington.

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: \$47,941.80; (together with any subsequent payments, late charges, advances, costs and fees thereafter due)

IV. The sum owing on the obligation secured by the Deed of Trust is: Principal Balance of \$244,581.55, together with interest as provided in the note or other instrument secured from 08/01/2022, 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 08/25/2023. The default(s) referred to in paragraph III, must be cured by 08/14/2023 (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 08/14/2023 (11 days before the sale date), the default(s) 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 08/14/2023 (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: See Exhibit "A" attached by both first class and certified mail on 02/22/2023 proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served on 02/24/2023, with said written notice of default or the written notice of default was posted in a conspicuous place on the real property described in the 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. If the sale is set aside for any reason, the purchaser at the sale shall be entitled only to a return of the bid amount paid. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary or the Beneficiary's attorney. IX.

Anyone having any objections 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. NOTICE TO GUARANTORS OF COMMERCIAL LOANS
(a) If you are a guarantor of the obligations secured by the deed of trust on a commercial loan, you may be liable for a deficiency judgment to the extent the sale price obtained at the trustee's sale is less than the debt secured by the deed of trust.
(b) You have the same rights to reinstate the debt, cure the default or repay the debt as is given to the grantor in order to avoid the trustee's sale.
(c) You will have no right to redeem the property after the trustee's sale.
(d) Subject to such longer periods as are provided in the Washington deed of trust act, chapter 61.24 RCW, any action brought to enforce a guaranty must be commenced within one year after the trustee's sale, or the last trustee's sale under any other deed of trust granted to secure the same debt. 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: (877) 894-4663. Website: <http://www.homeownership.wa.gov> The United States Department of Housing and Urban Development: Telephone: (800) 569-4287. Website: <http://www.hud.gov> The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819. Website: <http://nwjustice.org/get-legal-help> DATE: March 29, 2023 Trustee: Western Progressive - Washington, Inc. Trustee address: 3600 15th Avenue West, Suite 200C Seattle, Washington 98119 Trustee telephone number: 1-206-876-9986 Direct Line Telephone number: 1-770-612-7384 Signature/By Melissa Daniels VP Trustee Services Published in the Queen Anne & Magnolia News July 26 & August 16, 2023

ORIGINAL TRUSTEE SALE RECORDED ON 5/19/2023 IN THE OFFICE OF THE KING COUNTY RECORDER. Loan No: *****7001 TS No: 21-5522 NOTICE OF TRUSTEE'S SALE OF COMMERCIAL LOAN(S) PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24.005(4) RCW Grantor: NICAS GROUP CAPITAL, INCORPORATED Current Beneficiary of Commercial Deed of Trust, Assignment of Leases and Rents, Security Agreement, Financing Statement and Fixture Filing (hereinafter referred to as this "Deed of Trust"): Wilmington Savings Fund Society, FSB not in its individual capacity but solely as owner trustee on behalf of ANTLR Mortgage Trust 2021-RTL1 Current Mortgage Servicer for the Deed of Trust: BSI Financial Services, Inc. Current Trustee for the Deed of Trust: MICHELLE R. GHIDOTTI, ESQ. Trustee's address is 9725 3rd Ave NE Ste 600, Seattle, WA 98115-2061 (206) 331-3280 Trustee's agent for service is Gary Krohn, Reg. Agent, whose address is 9725 3rd Ave NE Ste 600, Seattle, WA 98115-2061 Phone: (206) 525-1925 If there are any questions regarding this Notice, please contact (206) 331-3280 Reference Number of Deed of Trust: 20191002000968 Parcel Number(s): 7203601675 Abbr. Legal Description: LOT 9, BLK 20, REDONDO BEACH DIV. NO. 1. I. NOTICE IS HEREBY GIVEN that the undersigned Trustee will on 8/25/2023, at 10:00 AM at At the 4th Avenue entrance of the King County Administration Building, located one block east of the courthouse, 500 4th Avenue, Seattle, WA 98104 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: Lot 9 in Block 20 of Redondo Beach Division No. 1, as per Plat recorded in Volume 16 of Plats, Page 40, records of King County Auditor; Situate in the City of Des Moines, County of King, State of Washington EXHIBIT "B" - Personal Property EXHIBIT "B" (Personal Property) (1) all buildings, structures and improvements of every nature whatsoever now or hereafter situated on the Premises, and (2) all building materials, supplies and other property stored at or delivered to the Premises or any other location for incorporation into the improvements located or to be located on the Premises, and all fixtures, machinery, appliances, equipment, furniture and personal property of every nature whatsoever now or hereafter owned by the Trustor and located in or on, or attached to, and used or intended to be used in connection with, or with the operation of, or the occupancy of, the Premises, buildings, structures or other improvements, or in connection with any construction being conducted or which may be conducted thereon, and owned by the Trustor, and all extensions, additions, improvements, betterments, renewals, substitutions and replacements to any of the foregoing, and all of the right, title and interest of the Trustor in and to such personal property which, to the fullest extent permitted by law, shall be conclusively deemed fixtures and a part of the real property encumbered hereby (the "Improvements"); Commonly known as: 28132 8th Ave S, Des Moines, WA 98198 which is subject to that certain Commercial Deed of Trust, Assignment of Leases and Rents, Security Agreement, Financing Statement and Fixture Filing (hereinafter referred to as this "Deed of Trust") dated 10/1/2019,

recorded 10/2/2019, under Auditor's File No. 20191002000968, in Book , Page records of King County, Washington, from NICAS GROUP CAPITAL, INCORPORATED , as Grantor(s), to CLEAR RECON CORP., as Trustee, to secure an obligation in favor of FINANCE OF AMERICA COMMERCIAL LLC A DELAWARE LIMITED LIABILITY COMPANY, as Beneficiary, the beneficial interest in which was assigned to WILMINGTON SAVINGS FUND SOCIETY, FSB NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE ON BEHALF OF ANTLER MORTGAGE LOAN TRUST 2021-RTL1. 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 became due on 08/01/2021, along with late charges, foreclosure fees and costs and any legal fees or advances as shown below: PROMISSORY NOTE INFORMATION - Commercial Loan Matured 08/01/2021 Note Dated: 10/01/2019 Note Amount: \$876,885.00 Interest Paid To: 05/19/2023 Maturity Date: 08/01/2021 BENEFICIARY'S ADVANCES, COSTS AND EXPENSES: DESCRIPTION ADVANCE AMOUNT: 05/19/2023 Principal Balance Owed \$876,885.00 05/19/2023 Escrow Balance \$16,794.78 05/19/2023 Unapplied Funds (\$5,564.57) 05/19/2023 REHAB Hold-back (\$94,007.55) 05/19/2023 Unpaid Fees \$110,980.41 05/19/2023 Interest \$125,759.17 05/19/2023 Unpaid Late Charges \$2,225.80 05/19/2023 Attorney Fees and Cost \$3,136.70 ESTIMATED FORECLOSURE FEES & COSTS: 05/19/2023 Trustee's Fees \$400.00 05/19/2023 Recording Costs \$203.00 05/19/2023 Title Costs \$50.00 05/19/2023 Mailing \$210.00 05/19/2023 Publication Costs \$1,200.00 05/19/2023 Posting Costs \$115.00 TOTAL DUE AS OF: 05/19/2023 \$1,038,387.74 IV. The sum owing on the obligation secured by the Commercial Deed of Trust, Assignment of Leases and Rents, Security Agreement, Financing Statement and Fixture Filing is: The principal sum of \$876,885.00, together with interest as provided in the Note from 5/1/2021, and such other costs and fees 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 8/25/2023. The defaults referred to in Paragraph III must be cured by 8/14/2023, (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 8/14/2023 (11 days before the sale) the default 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. 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 8/14/2023 (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 principal and interest, 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(s) and Grantor(s) at the following address(es): NAME ADDRESS: NICAS GROUP CAPITAL, INCORPORATED 1723 Morris Ave S Renton, WA 98055-3333 NICAS GROUP CAPITAL, INCORPORATED 197 8th St. Ste 600 Charlestown, MA 02129-4249 NICAS GROUP CAPITAL, INCORPORATED 197 8th St. Suite 600 Boston, MA 02129 NICAS GROUP CAPITAL, INCORPORATED 28132 8TH AVE S DES MOINES, WA 98198 NICAS GROUP CAPITAL, INCORPORATED 550 ELM STREET, MANCHESTER, NH 03101 NICAS GROUP CAPITAL, INCORPORATED 823 S 223RD ST, DES MOINES, WA 89198-6363 Nicholas Leap 1723 Morris Ave S Renton, WA 98055-3333 Nicholas Leap 197 8th St. Ste 600 Charlestown, MA 02129-4249 Nicholas Leap 197 8th St. Suite 600 Boston, MA 02129 Nicholas Leap 28132 8TH AVE S DES MOINES, WA 98198 Nicholas Leap 550 ELM STREET, MANCHESTER, NH 03101 Nicholas Leap 823 S 223rd St Des Moines, WA 98198-6363 Occupant 28132 8th Ave S Des Moines, WA 98198 by both first class and certified mail on 11/19/2021, proof of which is in the possession of the Trustee; and on 11/22/2021 the Borrower and Grantor were personally served, if applicable, 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. 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 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. SPECIAL NOTICE TO GUARANTORS If any of the parties receiving this notice are guarantors of the obligations referenced above, each such guarantor (individually and collectively, "Guarantor") is hereby notified that: (1) Guarantor may be liable for a deficiency judgment to the extent the sale price obtained at the trustee's sale is less than the debt secured by the Deed of Trust; (2) Guarantor has the same rights to pay in full the debt, cure the default, or repay the debt as is given to the grantor in order to avoid any trustee's sale; (3) Guarantor will have no right to redeem the Property after the trustee's sale; (4) subject to such longer periods as are provided in the Washington deed of trust act, chapter 61.24 RCW, any action brought to enforce a guaranty must be commenced within one year after the trustee's sale, or the last trustee's sale under any deed of trust granted to secure the obligations referenced above; and (5) in any action for a deficiency, Guarantor will have the right to establish the fair value of the Property as of the date of the trustee's sale, less prior liens and encumbrances, and to limit its liability for a deficiency to the difference between the debt and the greater of such fair value or the sale price paid at the trustee's sale, plus interest and costs. If you are a servicemember or a dependent of a servicemember, you may be entitled to certain protections under the federal Servicemembers Civil Relief Act and any comparable state laws regarding the risk of foreclosure. If you believe you may be entitled to these protections, please contact our office immediately. Additional disclaimers provided by the Trustee: If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the noteholders rights against the real property only. Service of Process should be sent to: Michelle Ghidotti, Esq., c/o Gary Krohn, Reg. Agent, 9725 3rd Ave NE Ste 600, Seattle, WA 98115-2061. If there are any questions regarding this Notice, please contact (206) 331-3280. SALE INFORMATION CAN BE OBTAINED ONLINE AT www.nationwide-posting.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: (916) 939-0772 THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. DATED: 05/17/2023 Michelle R. Ghidotti, Esq., as Successor Trustee 9725 3rd Ave NE Ste 600, Seattle, WA 98115-2061 Phone: (206) 331-3280 Michelle R. Ghidotti, Esq., as Successor Trustee A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document. State of California) County of Orange) On 05/17/2023 before me, Merna Wessa, Notary Public personally appeared Michelle Ghidotti-Gonsalves, Esq who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal. Signature Merna Wessa (Seal) MERNA WESSA Notary Public California Orange County Commission # 2395476 My Comm. Expires Mar 2, 2026 NPP0435574 To: QUEEN ANNE & MAGNOLIA NEWS 07/26/2023, 08/16/2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN PROBATE Estate of MICHAEL ROSE, Deceased. No. 23-4-05147-2SEA 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: August 2, 2023. MARGIT M. HARVEY, 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 August 2, 9 and 16, 2023

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY IN PROBATE Estate of TERRY B. BIGLER, Deceased. No. 23-4-05247-9SEA 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: August 16, 2023 GAYLE E. BIGLER, 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 August 16, 23 & 30, 2023

Superior Court of Washington, County of King In re the marriage of: Petitioner/s (person/s who started this case): AMMAR AZIZ AL SULTAN AND Respondent/s (other party/parties): ASMAA A ALMAAMAR No. 23-3-03895-2 KNT Summons Served by Publication (SMPB) Summons Served by Publication To (other party's name/s): Asmaa A Almaamar 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): FL Divorce 211, Response to Petition about a Marriage You can get the Response form and other forms you need at: • The Washington State Courts' website: www.courts.wa.gov/forms • Washington LawHelp: www.washingtonlawhelp.org, or The Superior Court Clerk's office or county law library (for a fee). 3. Serve (give) a copy of your Response to the person who filed this Summons at the address below, and to any other parties. You may use certified mail with return receipt requested. For more information on how to serve, read Superior Court Civil Rule 5. 4. File your original Response with the court clerk at this address: Superior Court Clerk, King County 401 44th Ave N. Rm 2C, Kent, Washington 98032-4429 S. 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 her lawyer fills out below: /s/ Ammar Aziz Al Sultan, Petitioner 8/7/2023 [X] the following address (this does not have to be your home address): 2231 S 308th St. Federal Way, Washington 98003 (Optional) email: ammarsultan@outlook.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 August 16, 23, 30, September 6, 13 & 20, 2023

TS No WA07000058-23-1 TO No 230086982-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: DARLEEN FITZPATRICK, AS HER SOLE AND SEPARATE PROPERTY Current Beneficiary of the Deed of Trust: Longbridge Financial, LLC Original Trustee of the Deed of Trust: LENDERS FIRST CHOICE Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Celnik Reference Number of the Deed of Trust: as Instrument Number 20230404000699 Parcel Number: 9287801140 I. NOTICE IS HEREBY GIVEN that on September 15, 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: THE NORTH 10 FEET OF LOT 33 AND ALL OF LOT 34, BLOCK 4, WEST WOODLAND PARK ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 11 OF PLATS, PAGE 55, IN KING COUNTY, WASHINGTON APN: 9287801140 More commonly known as 6228 2ND AVENUE NORTHWEST, SEATTLE, WA 98107 which is subject to that certain Deed of Trust dated March 9, 2007, executed by DARLEEN FITZPATRICK, AS HER SOLE AND SEPARATE PROPERTY as Trustor(s), to secure obligations in favor of FINANCIAL FREEDOM SENIOR FUNDING CORPORATION, A SUBSIDIARY OF INDYMAC BANK, F.S.B. as original Beneficiary recorded March 15, 2007 as Instrument No. 20070315000418 and the beneficial interest was assigned to Longbridge Financial, LLC and recorded March 21, 2023 as Instrument Number 20230320000816 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Longbridge Financial, LLC, the current Beneficiary of the Deed of Trust is now pending

to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: Failed to pay the principal balance which became all due and payable based upon the death of all mortgagors, pursuant to paragraph 7 under the Note, and pursuant to paragraph 9 of the Deed of Trust. PRINCIPAL AND INTEREST DUE INFORMATION Principal Balance as of November 19, 2022 \$0.00 Interest due through May 10, 2023 \$32,543.65 TOTAL PRINCIPAL BALANCE AND INTEREST DUE: \$32,543.65 PROMISSORY NOTE INFORMATION Note Dated: March 9, 2007 Note Amount:\$544,185.00 Interest Paid To: October 19, 2022 Next Due Date: November 19, 2022 Current Beneficiary: Longbridge Financial, LLC Contact Phone No: 800-441-4428 Address: 101 West Louis Henna Blvd. Suite 450, Austin, TX 78728 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$212,566.03, 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 September 15, 2023. The defaults referred to in Paragraph III must be paid by September 4, 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 September 4, 2023 (11 days before the sale) the default as set forth in Paragraph III is paid and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the September 4, 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, Longbridge Financial, LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS DARLEEN FITZPATRICK 6228 2ND AVENUE NORTHWEST, SEATTLE, WA 98107 DARLEEN FITZPATRICK 2806 COLBY AVENUE, EVERETT, WA 98201 DARLEEN FITZPATRICK C/O CASCADE GUARDIANSHIP SERVICES SHERRY WAMBA AND JESSICA WESTERHOLD, 2806 COLBY AVENUE, EVERETT, WA 98201 DARLEEN FITZPATRICK C/O DON FREDRICKSON, 6233 2ND AVENUE NW, SEATTLE, WA 98107 DARLEEN FITZPATRICK C/O JESSICA WESTERHOLD, 2806 COLBY AVENUE, EVERETT, WA 98201 by both first class and certified mail on April 10, 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 April 7, 2023 in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Dated: May 10, 2023 MTC Financial Inc. dba Trustee Corps, as Duty Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: (800) 833-6388 For Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 91750, Pub Dates: 8/16/2023, 9/6/2023, QUEEN ANNE & MAGNOLIA NEWS

TS No WA08001856-15-2 TO No 191098211-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: RAMEEN YOUSSEFIEH AND ROMINA YOUSSEFIEH, HUSBAND AND WIFE Current Beneficiary of the Deed of Trust: Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of CSMC 2017-RPL3 Trust Original Trustee of the Deed of Trust: OLD REPUBLIC TITLE LTD. 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. 20060223000794 Parcel Number: 803170-0265-01 I. NOTICE IS HEREBY GIVEN that on September 15, 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: LOT(S) 5 AND 6, BLOCK 5, C.L. STONES DIVISION OF GREEN LAKE ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE(S) 79, RECORDS OF KING COUNTY, WASHINGTON; EXCEPT THAT PORTION THEREOF CONDEMNED IN KING COUNTY SUPERIOR COURT CAUSE NO. 172014 FOR 4TH AVE NE. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON. APN: 803170-0265-01 More commonly known as 7500 4TH AVE NE, UNITS 1 AND 2, SEATTLE, WA 98115 which is subject to that certain Deed of Trust dated February 13, 2006, executed by RAMEEN YOUSSEFIEH AND ROMINA YOUSSEFIEH, HUSBAND AND WIFE as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as designated nominee for FIRST INDEPENDENT MORTGAGE COMPANY, Beneficiary of the security instrument, its successors and assigns, recorded February 23, 2006 as Instrument No. 20060223000794 and the beneficial interest was assigned to Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of CSMC 2017-RPL3 Trust and recorded September 27, 2022 as Instrument Number 20220927000866 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of CSMC 2017-RPL3 Trust, 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 February 1, 2019 To May 10, 2023 Number of Payments 11 \$2,859.56 12 \$2,830.61 2 \$2,856.28 10 \$2,932.85 12 \$2,886.24 5 \$2,785.06 Total \$149,023.72 LATE CHARGE INFORMATION February 1, 2019 May 10, 2023 \$541.35 PROMISSORY NOTE INFORMATION Note Dated: February 13, 2006 Note Amount \$468,000.00 Interest Paid To: January 1, 2019 Next Due Date: February 1, 2019 Current Beneficiary: Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of CSMC 2017-RPL3 Trust 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 \$539,061.57, 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 September 15, 2023. The defaults referred to in Paragraph III must be cured by September 4, 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 September 4, 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 September 4, 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, Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of CSMC 2017-RPL3 Trust or Trustee to the Borrower and Grantor at the following address(es): ADDRESS RAMEEN YOUSSEFIEH 7500 4TH AVE NE, SEATTLE, WA 98115 RAMEEN YOUSSEFIEH 3011 78TH AVE SE, APT 305, MERCER ISLAND, WA 98040 RAMEEN YOUSSEFIEH 7500 4th NE UNIT 1, SEATTLE, WA 98115 RAMEEN YOUSSEFIEH 7500 4th NE UNIT 2, SEATTLE, WA 98115 RAMEEN YOUSSEFIEH 8807 SE 55TH PL, MERCER ISLAND, WA 98040 ROMINA YOUSSEFIEH 7500 4TH AVE NE, SEATTLE, WA 98115 ROMINA YOUSSEFIEH 3011 78TH AVE SE, APT 305, MERCER ISLAND, WA 98040 ROMINA YOUSSEFIEH 7500 4th NE UNIT 1, SEATTLE, WA 98115 ROMINA YOUSSEFIEH 7500 4th NE UNIT 2, SEATTLE, WA 98115 ROMINA YOUSSEFIEH 8807 SE 55TH PL, MERCER ISLAND, WA 98040 by both first class and certified mail on March 26, 2020, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place March 26, 2020 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: May 11, 2023 MTC Financial Inc. dba Trustee Corps, as Duty Appointed Successor Trustee By: Ryan Watkins, Authorized Signor 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 91831, Pub Dates: 8/16/2023, 9/6/2023, QUEEN ANNE & MAGNOLIA NEWS

TS No WA09000006-23-1 TO No 230015580-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: MATTHEW EUGENE WENZEL, AN UNMARRIED MAN, AND JOSEPH KEITH WENZEL, AN UNMARRIED MAN Current Beneficiary of the Deed of Trust: Evergreen Moneysource Mortgage Company d/b/a Evergreen Home Loans Original Trustee of the Deed of Trust: STEWART TITLE 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. 20200917000022 Parcel Number: 733840-2010 | 733840-2010-04 I. NOTICE IS HEREBY GIVEN that on September 15, 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: LOT 12, BLOCK 40, RIVERSIDE ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 5 OF PLATS, PAGE(S) 92, RECORDS OF KING COUNTY, WASHINGTON;(ALSO KNOWN AS A PORTION OF PARCEL B, CITY OF SEATTLE LOT BOUNDARY ADJUSTMENT NO. 9105703 RECORDED UNDER RECORDING NUMBER 9210050581) SITUATE IN THE COUNTY OF KING, WASHINGTON. APN: 733840-2010 | 733840-2010-04 More commonly known as 3000 S PORTLAND ST, SEATTLE, WA 98108 which is subject to that certain Deed of Trust dated September 11, 2020, executed by MATTHEW EUGENE WENZEL, AN UNMARRIED MAN, AND JOSEPH KEITH WENZEL, 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 September 17, 2020 as Instrument No. 20200917000022 and the beneficial interest was assigned to Evergreen Moneysource Mortgage Company d/b/a Evergreen Home Loans and recorded February 10, 2023 as Instrument Number 20230210000585 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Evergreen Moneysource Mortgage Company d/b/a 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 March 1, 2022 To May 8, 2023 Number of Payments 15 \$39,153.86 Total \$39,153.86 LATE CHARGE INFORMATION March 1, 2022 May 8, 2023 \$1,028.90 PROMISSORY NOTE INFORMATION Note Dated: September 11, 2020 Note Amount \$496,000.00 Interest Paid To: February 1, 2022 Next Due Date: March 1, 2022 Current Beneficiary: Evergreen Moneysource Mortgage Company d/b/a 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 \$481,834.60, 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 September 15, 2023. The defaults referred to in Paragraph III must be cured by September 4, 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 September 4, 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 September 4, 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 d/b/a Evergreen Home Loans or Trustee to the Borrower and Grantor at the following address(es): ADDRESS UNKNOWN SPOUSE OF JOSEPH KEITH WENZEL 3000 S PORTLAND ST, SEATTLE, WA 98108 UNKNOWN SPOUSE OF MATTHEW EUGENE WENZEL 3000 S PORTLAND ST, SEATTLE, WA 98108 JOSEPH KEITH WENZEL 3000 S PORTLAND ST, SEATTLE, WA 98108 MATTHEW EUGENE WENZEL 3000 S PORTLAND ST, SEATTLE, WA 98108 by both first class and certified mail on March 22, 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 March 22, 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: May 9, 2023 MTC Financial Inc. dba Trustee Corps, as Duty Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: (800) 833-6388 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 91716, Pub Dates: 8/16/2023, 9/6/2023, QUEEN ANNE & MAGNOLIA NEWS

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62						63					64		

CLUES ACROSS

- 1. Civil rights organization
- 5. Calendar month (abbr.)
- 8. Monetary unit of Burma
- 11. Twyla __, US dancer
- 13. Everything included
- 14. “Antman” actor Rudd
- 15. Italian city
- 16. Nowhere to be found
- 17. Mild yellow Dutch cheese made in balls
- 18. Turkish officer
- 20. Perform on stage
- 21. Ribosomal ribonucleic acid
- 22. Canadian coastal provinces
- 25. Furnishes anew
- 30. Edible mollusk
- 31. No seats available
- 32. Garden figurine

- 33. Two-legged support
- 38. Rest here please (abbr.)
- 41. In a silly way
- 43. One from the Golden State
- 45. Photographers
- 48. Native religionn in parts of China
- 49. Dickens character
- 50. Brodway actress Daisy
- 55. Ancient Greek sophist
- 56. Undivided
- 57. Daniel __, French composer
- 59. Nocturnal S. American rodent
- 60. Rusty
- 61. Jewish spiritual leader
- 62. Patti Hearst's captors
- 63. Popular global holiday (abbr.)
- 64. Tall, slender plant

CLUES DOWN

- 1. Defunct US energy company
- 2. Fellow
- 3. It’s issued from volcanoes
- 4. Type of acid
- 5. Winged nut
- 6. Arouses
- 7. Things are served on it
- 8. San Diego ballplayer
- 9. Currency and a Chinese dynasty
- 10. __ mater, one's school
- 12. Exclamation that denotes disgust
- 14. Hairstyle
- 19. Supreme ancient Egyptian god
- 23. They __
- 24. Connecting line on a map
- 25. Mock
- 26. One point north of due east
- 27. Chinese philosophical principle

- 28. Type of tree
- 29. Persuade to do something
- 34. A place for travelers to rest
- 35. National Gallery of Art designer
- 36. Panamaniaan province
- 37. Field force unit (abbr.)
- 39. Whalers' tool
- 40. Simply
- 41. Nigerian City
- 42. Not one
- 44. Obstruct
- 45. Political plot
- 46. Manila hemp plant
- 47. Dough made from corn flour
- 48. Fishes by letting the bob fly
- 51. Swiss river
- 52. Plant that makes gum
- 53. A French abbot
- 54. One point east of northeast
- 58. Get free of

A	C	L	U			S	E	P			P	Y	A
T	H	A	R	P			A	L	L		P	A	U
P	A	V	I	A			M	I	A		E	D	A
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G	N	O	M	E							B	I	P
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D	A	B	A			P	I	P			E	A	G
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S	L	A				N	Y	E			R	E	E