Page 4 Section 2 Free Press



LEGAL

Cheney Free Press LEGAL NOTICE ADVERTISING

TIME IS OF

TO PLACE A LEGAL AD - CONTACT OUR LEGAL DEPARTMENT - MAXINE PICKEL NOTICES (509) 235-6184 E- MAIL legals@cheneyfreepress.com FAX (509) 235-2887 INSERTION DEADLINE: MONDAY 5 P.M.

THE **ESSENCE**

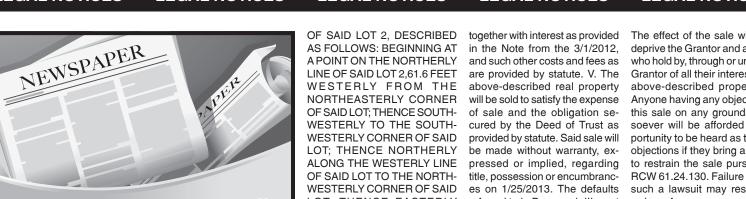
LEGAL NOTICES

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-0-0-00 W.C **DEADLINES FOR CLASSIFIEDS AND LEGALS**

will be changed for the January 3, 2013, issue of the Cheney Free Press

LEGALS:

Wednesday, December 26 • 5:00 p.m.

CLASSIFIEDS:

Friday, December 28 • 11:00 a.m.

FREE PRESS 235-6184

ABANDONED VEHICLE SALE Car Year & Make: 1991 Honda Accord 4D License No.: ABT8730 WA Vin #: JHMCB7662MC018773 Inspection Date: December 28, 2012 Inspection Time: 11:00 a.m.-12:00 p.m. Date of Sale: December 28, 2012 Time of Sale: 12:00 p.m. Roger's Towing W. 1551 1st, Cheney, WA 99004

NOTICE OF TRUSTEE'S SALE Pursuant to the Revised Code of Washington 61.24, et seq. TS No.: WA-12-521242-SH APN No.: 35324 4402 Title Order No.: 120261575-WA-GSO Grantor(s): NATHAN A. SCHMIDT, MARLA K. SCHMIDT Grantee(s): MORT-GAGE ELECTRONIC REGIS-

December 27, 2012

TRATION SYSTEMS, INC., AS NOMINEE FOR FIRST HORI-ZON HOME LOANS, A DIVI-SION OF FIRST TENNESSEE BANK N.A. Deed of Trust Instrument/Reference No.: 5688157 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 1/25/2013, at 10:00 AM At the South entrance of the Spokane County Courthouse, 1116 W. Broadway Ave., Spokane, WA 99201 sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of 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 SPOKANE. State of Washington, to-wit: LOT 2, BLOCK 6, MANITO CLUB FIRST ADDI-TION, AS PER PLAT RECORD-ED IN VOLUME "W" OF PLATS, PAGE 37; EXCEPT THAT PART

LOT: THENCE EASTERLY ALONG THE NORTHERLY LINE OF SAID LOT TO THE POINT OF BEGINNING; SITUATE IN THE CITY OF SPOKANE, COUNTY OF SPOKANE, STATE OF WASHINGTON. More commonly known as: 1324 E. 43RD AVENUE, SPOKANE, WA 99203 which is subject to that certain Deed of Trust dated 6/18/2008, recorded 6/19/2008, under 5688157 records of SPOKANE County, Washington, from NA-THAN A. SCHMIDT and MARLA K. SCHMIDT, HUSBAND and WIFE, as Grantor(s), to PACIFIC NORTHWEST TITLE, as Trustee, to secure an obligation in favor of MORTGAGE ELEC-TRONIC REGISTRATION SYS-TEMS, INC., AS NOMINEE FOR FIRST HORIZON HOME LOANS, A DIVISION OF FIRST TENNESSEE BANK N.A., as Beneficiary, the beneficial interest in which was assigned by MORTGAGE ELECTRONIC REGISTRATION SYSTEMS. INC., AS NOMINEE FOR FIRST HORIZON HOME LOANS, A DIVISION OF FIRST TENNES-SEE BANK N.A. (or by its successors-in-interest and/or assigns, if any), to JPMorgan Chase Bank, National Association. 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/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: \$11.705.78 IV. The

sum owing on the obligation

secured by the Deed of Trust is:

The principal sum of \$190,996.31,

referred to in Paragraph III must be cured by 1/14/2013 (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 1/14/2013 (11 days before the sale) the default as set forth in Paragraph III is 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 1/14/2013 (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 and Grantor at the following address(es): NATHAN A. SCHMIDT and MARLA K. SCHMIDT, HUSBAND and WIFE 1324 E. 43RD AVENUE, SPO-KANE. WA 99203 by both first class and certified mail on 8/21/2012, proof of which is in the possession of the Trustee; and 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. NOTICE TO OCCUPANTS OR TENANTS - The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. THIS NOTICE IS THE FINAL STEP BEFORE THE FORE-CLOSURE SALE OF YOUR HOME. You have only 20 DAYS from the recording date of 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: 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: Toll-free: 1-800-569-4287 or National Web Site: http://portal.hud.gov/hudportal/ HUD or for Local counseling agencies in Washington: http:// www.hud.gov/offices/hsg/sfh/ hcc/fc/index.cfm?webListAction =searchandamp;searchstate=W Aandamp;filterSvc=dfc The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: 1-800-606-4819 or Web site: http:// nwjustice.org/what-clear. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. 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 note holders right's against the real property only. THIS OFFICE IS ATTEMPTING TO COLLECT A **DEBT AND ANY INFORMATION** OBTAINED WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. Dated: SEP. 25, 2012 Quality Loan Service Corp. of Washington, as Trustee By: Michael Dowell, Assistant Secretary Trustee's Mailing Address: Quality Loan Service Corp. of Washington C/O Quality Loan Service Corp. 2141 Fifth Avenue, San Diego, CA 92101 (866) 645-7711 Trustee's Physical Address: Quality Loan Service Corp. of Washington 19735 10th Avenue NE, Suite N-200 Poulsbo, WA 98370 (866) 645-7711 Sale Line: 714-730-2727 Or Login to: http:// wa.qualityloan.com TS No.: WA-12-521242-SH A-4296601

12/27/2012, 01/17/2013

Thursday, December 27, 2012

NOTICE TO CREDITORS

IN THE SUPERIOR COURT

OF THE STATE OF WASH-

INGTON IN AND FOR THE

COUNTY OF SPOKANE

in any Court by reason of the

Borrower's or Grantor's default

on the obligation secured by the

Deed of Trust/Mortgage. III. The

true and correct.

/s/ Victoria Love

penalty of perjury under the laws

of the state of Washington on

December 4, 2012 at Spokane,

Washington that the foregoing is

No. 12-4-01447-9 In the Matter of the Estate of: LINDA C. BARNES, Deceased. The personal representative named below has been appointed as personal representative of the estate of Linda C. Barnes, Deceased. 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 attornev at the addresses below stated a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four months after the date of first publication of the notice. If

the claim is not presented within

this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and RCW 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets Date of First Publication: December 13, 2012 ERIC E. BARNES 672 Poinsettia Park South Encinitas, CA 92024 WITHERSPOON, KELLEY, DAV-ENPORT & TOOLE, P.S. By: /s/ Robert H. Lamp ROBERT H. LAMP, WSBA #42389 Attorneys for the Estate West 422 Riverside Ave., Suite 1100 Spokane, Washington 99201-0300 WITHERSPOON, KELLEY, DAV-ENPORT & TOOLE, P.S. A Professional Service Corpo-Attorneys and Counselors 1100 U.S. Bank Building

422 West Riverside Avenue

Spokane, Washington 99201-

(509) 624-5265 Fax (509) 458-2728 December 13, 20 and 27, 2012 NOTICE OF TRUSTEE'S SALE Pursuant to the Revised Code of Washington 61.24, et seq. TS No.: WA-12-514242-SH APN No.: 03303 9025 Title Order No.: 120192814-WA-GSO Grantor(s): BRIAN E. ROBERTS. DEANNA M. ROBERTS Grantee(s): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR AMER-ICAN HOME MORTGAGE Deed of Trust Instrument/Reference No.: 5262950 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 1/4/2013, at 10:00 AM At the South entrance of the Spokane County Courthouse, 1116 W. Broadway Ave., Spokane, WA 99201 sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of 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 SPOKANE, State of Washington, to-wit: THAT PORTION OF THE EAST HALF OF THE NORTHEAST QUAR-TER OF THE SOUTHWEST QUARTER AND THE EAST HALF OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUAR-TER LYING NORTHERLY OF CORNWALL ROAD NO. 543 (AS ESTABLISHED BY COUNTY SURVEY 1961), A ROAD 60 FEET IN WIDTH; IN SECTION 30, TOWNSHIP 23 NORTH, RANGE 40 EAST OF WILLA-METTE MERIDIAN, RECORDS OF SPOKANE COUNTY: SAID PROPERTY IS ALSO DESIG-NATED AS PARCEL "B" OF SURVEY RECORDED IN BOOK 88 OF SURVEYS, PAGES 6 AND 7, ON JULY 14, 1999 UN-DER AUDITOR'S FILE NO.

4390311; SITUATE IN THE

COUNTY OF SPOKANE, STATE

OF WASHINGTON, More com-

monly known as: 29412 WEST

CORNWALL ROAD, EDWALL,

WA 99008 which is subject to

that certain Deed of Trust dated

8/18/2005, recorded 8/22/2005.

under 5262950 records of SPO-

KANE County, Washington, from

BRIAN E. ROBERTS AND

DEANNA M. ROBERTS, HUS-

BAND AND WIFE, as Grantor(s),

to PACIFIC NORTHWEST TI-

TLE, as Trustee, to secure an

obligation in favor of MORT-

GAGE ELECTRONIC REGIS-

TRATION SYSTEMS, INC., AS

NOMINEE FOR AMERICAN

HOME MORTGAGE, as Benefi-

ciary, the beneficial interest in

which was assigned by MORT-

GAGE ELECTRONIC REGIS-

TRATION SYSTEMS, INC., AS

NOMINEE FOR AMERICAN

HOME MORTGAGE (or by its

successors-in-interest and/or

assigns, if any), to Wells Fargo

Bank, NA. II. No action com-

menced by the Beneficiary of the

Deed of Trust is now pending to

seek satisfaction of the obligation

http://www.dfi.wa.gov/consum-

ers/homeownership/post_pur-

chase counselors foreclosure.

htm. The United States Depart-

ment of Housing and Urban

Development: Toll-free: 1-800-

569-4287 or National Web Site:

http://portal.hud.gov/hudportal/

HUD or for Local counseling

agencies in Washington: http://

www.hud.gov/offices/hsg/sfh/

hcc/fc/index.cfm?webListAction

=searchandamp;searchstate=W

Aandamp; filt erSvc=dfc The

statewide civil legal aid hotline

for assistance and referrals to

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: \$20,690.52 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$161,924.99, together with interest as provided in the Note from the 7/1/2011, 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 1/4/2013. The defaults referred to in Paragraph III must be cured by 12/24/2012 (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 12/24/2012 (11 days before the sale) the default as set forth in Paragraph III is 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 12/24/2012 (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 and Grantor at the following address(es): NAME BRIAN E. ROBERTS AND DEANNA M. ROBERTS, HUSBAND AND WIFE ADDRESS 29412 WEST CORNWALL ROAD, EDWALL, WA 99008 by both first class and certified mail on 7/13/2012, proof of which is in the possession of the Trustee: and 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 abovedescribed property. IX. Anvone 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. NO-TICE TO OCCUPANTS OR TENANTS - The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. THIS NOTICE IS THE FINAL STEP BEFORE THE FORE-CLOSURE SALE OF YOUR HOME. You have only 20 DAYS from the recording date of this notice to pursue mediation. DO NOT DELAY, CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess vour situation and refer vou 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: Toll-free: 1-877-894-HOME (1-877-894-4663) or Web site:

other housing counselors and attorneys: Telephone: 1-800-606-4819 or Web site: http:// nwjustice.org/what-clear. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. 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 note holders right's against the real property only. THIS OFFICE IS ATTEMPTING TO COLLECT A **DEBT AND ANY INFORMATION** OBTAINED WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. Dated: 08/31/12 Quality Loan Service Corp. of Washington, as Trustee By: Tricia Moreno, Assistant Secretary Trustee's Physical Address: Quality Loan Service Corp. of Washington 19735 10th Avenue NE, Suite N-200 Poulsbo, WA 98370 (866) 645-7711 Trustee's Mailing Address: Quality Loan Service Corp. of Washington C/O Quality Loan Service Corp. 2141 Fifth Avenue, San Diego, CA 92101 (866)645-7711 Sale Line: 714-730-2727 Or Login to: http://wa.qualityloan. com TS No.: WA-12-514242-SH A-4295156 12/06/2012, 12/27/2012 PROBATE NOTICE TO CREDITORS SUPERIOR COURT OF

WASHINGTON FOR SPOKANE COUNTY

(RCW 11.40.030)

NO. 12401450-9 Estate of ORRAINE ANN FERREL, Deceased.

PLEASE TAKE NOTICE The above Court has appointed me as Personal Representative of Decedent's estate. Any person having a claim against the Decedent must present the claim: (a) Before the time when the claim would be barred by any applicable statute of limitations, and (b) In the manner provided in RCW 11.40.070: (i) By filing the original of the claim with the foregoing Court, and (ii) By serving on or mailing to me at the address below a copy of the claim. The claim must be presented by the <u>later</u> of: (a) Thirty (30) days after I served or mailed this Notice as provided in RCW 11.40.020(1)(c), or (b) Four (4) months after the date of first publication of this Notice. If the claim is not presented within this time period, the claim will be forever barred except as provided in RCW 11.40.051 and 11.40.060. This bar is effective for claims against both the Decedent's probate and nonprobate assets. Date of first Publication of this Notice: December 20, 2012 Karen K. Langford Personal Representative GEORGE R. GUINN, P.S. 605 East Holland Avenue,

NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE No. 12401472-0

In the Matter of the Estate of:

NORMAN EARL MENCK,

December 20, 27, 2012 and

Spokane, WA 99218

Fax (509) 464-2412

January 3, 2013

Phone (509) 464-2410

Deceased. NOTICE IS HEREBY GIVEN that the undersigned, NOR-MAN CARL MENCK, has been appointed and has qualified as Personal Representative of the Estate of the above-named decedent. Any person having a claim against the Decedent must present the claim in the manner as provided in RCW 11.40.070 by serving or mailing to the Personal Representative or the Personal Representative's attorney of record at the address stated below a copy of the claim and must file the original copy 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 timeframe, the claim is for-

ever 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 nonpro-

Date of Filing Copy of Notice of

Creditors: December 12, 2012

Dated this 18 day of October,

Date Of First Publication:

December 20, 2012

/s/ Norman C. Menck

bate assets.

Spokane, WA 99207 CEEDINGS: CAUSE NUMBER: 12-4-01430-4 GORE & GREWE, P.S. Attorneys at Law

Spokane County Superior 103 E. Indiana Avenue, Suite A

Spokane, Washington 99207 Phone (509) 326-7500

January 3, 2013

Personal Representative: Presented by: UNIVERSITY LEGAL ASSIS-TANCE /s/ Matthew A. Rakes MATTHEW A. RAKES, WSBA #9128424 Legal Intern for Personal Representative /s/ Larry A. Weiser LARRY A. WEISER WSBA #6865 Attorney for Personal Represenative UNIVERSITY LEGAL ASSIS-**TANCE** 721 North Cincinnati Street PO Box 3528 Spokane, WA 99220-3528 (509) 313-5791 Telephone (509) 313-5805 Facsimile (509) 313-3796 TTY

NORMAN C. MENCK

NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE

PROBATE

December 20, 27, 2012 and

January 3, 2013

COUNTY OF KING NO. 12-4-06618-1 SEA In re the Estate of: MAURICE P. O'BRIEN, 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) 30 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.

Attorney for the Personal Representative: Carolann O'Brien Storli Address for Mailing or Service: STORLI LAW, PLLC 1420 Fifth Avenue, Suite 3000 Seattle, WA 98101-2393 (206) 892-2139 Fax: (206) 464-0461 December 13, 20 and 27, 2012

AMENDED PROBATE

NOTICE TO CREDITORS

Date of First Publication:

Personal Representative:

December 13, 2012

DONNA O'BRIEN

SUPERIOR COURT, SPOKANE COUNTY. WASHINGTON NO. 12-4-01430-4 In the Matter of the Estate of: DOLORES ARLENE HARRIMAN, 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 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 claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of (1) Thirty (30) days after the 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: December 20, 2012 PERSONAL REPRESENTA-TIVE: PATRICK H. O'KELLEY ATTORNEY FOR THE PER-SONAL REPRESENTATIVE: DARWIN D. GREWE, WSBA #8438 ADDRESS FOR MAILING OR SERVICE: 103 E. Indiana Avenue, Suite A

COURT OF PROBATE PRO-

THE COURT: December 4, 2012 DATE OF FIRST PUBLICA-TIONS OF THIS NOTICE: Fax (509) 326-7503 December 13, 2012 December 20, 27, 2012 and The notice agent declare under

decedent.

PROBATE NOTICE TO **CREDITORS** SUPERIOR COURT, STATE OF WASHINGTON, COUNTY OF SPOKANE (RCW 11.40.030) NO. 12-4-01442-8 IN THE ESTATE OF GABRIEL T. DEMARCO, 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 section 11 of this act and RCW 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of first publication: December 13, 2012 Personal Representative: Linda M. Totman Attorney for the Personal Representative: Matthew K. Sanger Address for Mailing or Service: Matthew K. Sanger Salina, Sanger & Gauper 422 W. Riverside, Suite #824 Spokane, WA 99201 Dated this 6th day of December, SALINA, SANGER & GAUPER /s/ Matthew K. Sanger MATTHEW K. SANGER, WSBA# 6717 Attorney for Personal Representative SALINA, SANGER & GAUPER Attorneys at Law

NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR

824 U.S. Bank Building

Spokane, WA 99201

Fax (509) 623-1234

West 422 Riverside Avenue

Telephone (509) 838-2700

December 13, 20 and 27, 2012

NONPROBATE

SPOKANE COUNTY NO. 12401431-2 IN THE MATTER OF LARRY RUDY NELSON Deceased WASHINGTON TRUST BANK, the undersigned Notice Agent, has elected to give notice to

creditors of the decedent above named under RCW 11.42.020. As of the date of the filing of a copy of this notice with the Clerk of this Court, the Notice Agent has no knowledge of the appointment and qualification of a personal representative in the decedent's estate in the state of Washington or of any other person becoming a notice agent. According to the records of the Clerk of this Court as of 8 a.m. on the date of the filing of this notice with the Clerk, no personal representative of the decedent's estate had been appointed and qualified and no cause number regarding the decedent had been issued to any other notice agent by the Clerk of this Court under

RCW 11.42.010. Persons having claims against the decedent named above must, before the time the claims would be barred by any otherwise applicable statute of limitations, serve their claims on: the Notice Agent if the Notice Agent is a resident of the state of Washington upon whom service of all papers may be made; the Non-probate Resident Agent for the Notice Agent, if any; or the attorneys of record for the Notice Agent at the respective address in the state of Washington listed 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 the filing of the copy of this notice with the Clerk of the Court, whichever is later. or, except under those provisions included in RCW 11.42.030 or RCW 11.42.050, the claim will be forever barred. This bar is effective as to all assets of the decedent that were subject to

satisfaction of the decedent's

general liabilities immediately

before the decedent's death

regardless of whether those

assets are or would be assets

of the decedent's probate es-

tate or non-probate assets of

the decedent's probate estate

or non-probate assets of the

DATE OF FILING OF THIS

NOTICE WITH THE CLERK OF

Notice Agent Vicotria Love, Trustee Lawrence Nelson Special Needs 1918 South Canyon Woods Lane Spokane, WA 99224 December 13, 20 and 27, 2012 **AMENDED PROBATE** NOTICE TO CREDITORS SUPERIOR COURT, SPOKANE COUNTY, WASHINGTON NO. 12-4-01429-1 In the Matter of the Estate of: PATRICK R. VANWERT 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 provided in RCW 11.40.070 by serving on or mailing to the personal representative or the personal representative's attornev at the address stated below. a copy of the claim and filing the original claim with the court in which the probate proceedings were commenced. The claim must be presented within the

later of (1) Thirty (30) days after the 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 nonpro-DATE OF FIRST PUBLICATION: December 20, 2012 PERSONAL REPRESENTA-TIVE: PETER J. JOHNSON ATTORNEY FOR THE PER-SONAL REPRESENTATIVE: JEANNE J. DAWES, WSBA #44888

ADDRESS FOR MAILING OR SERVICE: 103 E. Indiana Avenue, Suite A Spokane, WA 99207 COURT OF PROBATE PRO-CEEDINGS: Spokane County Superior CAUSE NUMBER: 12-4-01429-1 GORE & GREWE, P.S. Attorneys at Law 103 E. Indiana Avenue, Suite A

Spokane, Washington 99207 Phone (509) 326-7500 Fax (509) 326-7503 December 20, 27, 2012 and January 3, 2013 PROBATE NOTICE TO **CREDITORS**

IN THE SUPERIOR COURT OF THE STATE OF WASH-

INGTON IN AND FOR THE COUNTY OF SPOKANE RCW 11.40.030) No. 12-4-01453-3 In the Matter of the Estate CLARENCE A. BENNETT, 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. 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 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobe assets. Date of First Publication:

December 13, 2012 DECEDENT'S SOCIAL SECU-RITY NO. XXX-XX-8769 PERSONAL REPRESENTA-TIVE Barbara G. Bennett ATTORNEYS FOR THE PER-SONAL REPRESENTATIVE

Evans, Craven & Lackie, P.S. By Everett B. Coulter Everett B. Coulter, Jr.: WSBA 6877 ADDRESS FOR MAILING OR SERVICE

818 W. Riverside Ave., Ste. 250 Spokane, WA 99201

EVANS, CRAVEN & LACKIE, 818 W. Riverside Ave.,

Ste. 250 (509) 455-5200;

fax (509) 455-3632 December 13, 20 and 27, 2012

Spokane, WA 99201-0910

NOTICE OF TRUSTEE'S SALE Pursuant to the Revised Code of Washington 61.24, et seq. TS No.: WA-12-518361-SH APN No.: 36173 0304 Title Order No.: 120237972-WA-GSO Grantor(s): YVONNE G. MILLSPAUGH Grantee(s): MORTGAGE ELEC-TRONIC REGISTRATION SYS-TEMS, INC., AS NOMINEE FOR ASSURITY FINANCIAL SER-VICES, LLC, A COLORADO LIMITED LIABILITY COMPANY Deed of Trust Instrument/Reference No.: 5637615 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 1/25/2013, at 10:00 AM At the South entrance of the Spokane County Courthouse, 1116 W. Broadway Ave., Spokane, WA 99201 sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of 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 SPOKANE, State of Washington, to-wit: LOT 4, BLOCK 3, MORNING SIDE PARK ADDITION, AS PER PLAT RECORDED IN VOLUME 'W' OF PLATS, PAGE 25, IN SPO-KANE COUNTY, WASHINGTON A.P.N.: 36173.0304 More commonly known as: 10205 NORTH WHITTIER STREET, SPOKANE, WA 99218 which is subject to that certain Deed of Trust dated 1/15/2008, recorded 2/1/2008. under 5637615 records of SPO-KANE County, Washington, from YVONNE G. MILLSPAUGH, A SINGLE PERSON, as Grantors), to UNITED GENERAL TITLE INSURANCE COMPANY, as Trustee, to secure an obligation in favor of MORTGAGE ELEC-TRONIC REGISTRATION SYS-TEMS, INC., AS NOMINEE FOR ASSURITY FINANCIAL SER-VICES, LLC, A COLORADO LIMITED LIABILITY COMPANY, as Beneficiary, the beneficial interest in which was assigned by MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., AS NOMINEE FOR AS SURITY FINANCIAL SERVICES, LLC. A COLORADO LIMITED LIABILITY COMPANY (or by its successors-in-interest and/or assigns, if any), to Wells Fargo Bank, NA. 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/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: \$8.732.83 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$128,474.07, together with interest as provided in the Note from the 2/1/2012, 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 1/25/2013. The defaults referred to in Paragraph III must be cured by 1/14/2013 (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 1/14/2013 (11 days before the sale) the default as set forth in Paragraph III is 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 1/14/2013 (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 and Grantor at the following address(es): YVONNE G. MILL-SPAUGH, A SINGLE PERSON 10205 NORTH WHITTIER STREET. SPOKANE, WA 99218 by both first class and certified mail on 8/24/2012, proof of which is in the possession of the Trustee; and 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 adheard as to those objections if BLOCK 3, MOUNTAIN VIEW 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. NO-TICE 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 BCW 61.24.060. THIS NOTICE IS THE FINAL STEP BEFORE THE FORE-CLOSURE SALE OF YOUR HOME. You have only 20 DAYS from the recording date of 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: 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: Toll-free: 1-800-569-4287 or National Web Site: http://portal.hud.gov/hudportal/ HUD or for Local counseling agencies in Washington: http:// www.hud.gov/offices/hsg/sfh/ hcc/fc/index.cfm?webListAction =searchandamp;searchstate=W Aandamp;filterSvc=dfc The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: 1-800-606-4819 or Web site: http:// nwjustice.org/what-clear. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this intended to exercise the note holders right's against the real property only. THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. Dated: SEP. 26, 2012 Quality Loan Service Corp. of Washington, as Trustee By: Michael Dowell, Assistant Secretary Trustee's Mailing Address: Quality Loan Service Corp. of Washington C/O Quality Loan Service Corp. 2141 Fifth Avenue, San Diego, CA 92101 (866) 645-7711 Trustee's Physical Address: Quality Loan Service Corp. of Washington 19735 10th Avenue NE, Suite N-200 Poulsbo, WA 98370 (866) 645-7711 Sale Line: 714-730-2727 Or Login to: http:// wa.gualityloan.com TS No.: WA-12-518361-SH A-4298659 12/27/2012, 01/17/2013 NOTICE OF TRUSTEE'S SALE Pursuant to the Revised Code of Washington 61.24, et seq. TS

No.: WA-12-512323-SH APN No.: 38071 0306 Title Order No.: 120177314-WA-GNO Grantor(s): KEALEED. GIESE Grantee(s): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR MANN MORTGAGE, LLC DBA HERI-TAGE HOME LOANS, ITS SUC-CESSORS AND ASSIGNS Deed of Trust Instrument/Reference No.: 5923157 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 1/25/2013, at 10:00 AM At the South entrance of the Spokane County Courthouse, 1116 W. Broadway Ave., Spokane, WA 99201 sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of 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 SPOKANE, State of Washington, to-wit: LOT 6,

dress are set forth below will

provide in writing to anyone re-

questing 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

ORCHARDS ADDITION, AC-CORDING TO PLAT RECORD-ED IN VOLUME 9 OF PLATS, PAGE 35. IN SPOKANE COUN-TY. WASHINGTON. More commonly known as: 418 WEST WESTMORELAND RD, DEER PARK, WA 99006 which is subject to that certain Deed of Trust dated 8/2/2010, recorded 8/9/2010, under 5923157 records of SPOKANE County, Washington, from KEALEE D. GIESE, AN UNMARRIED PER-SON, as Grantor(s), to FIRST AMERICAN TITLE INSURANCE COMPANY, as Trustee, to secure an obligation in favor of MORT-GAGE ELECTRONIC REGIS-TRATION SYSTEMS, INC., AS NOMINEE FOR MANN MORT-GAGE, LLC DBA HERITAGE HOME LOANS, ITS SUCCES-SORS AND ASSIGNS, as Beneficiary, the beneficial interest in which was assigned by MORT-GAGE ELECTRONIC REGIS-TRATION SYSTEMS, INC., AS NOMINEE FOR MANN MORT-GAGE, LLC DBA HERITAGE HOME LOANS, ITS SUCCES-SORS AND ASSIGNS (or by its successors-in-interest and/or assigns, if any), to JPMorgan Chase Bank, National Association. 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/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: \$11,435.62 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$179,218.99, together with interest as provided in the Note from the 2/1/2012, 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 1/25/2013. The defaults referred to in Paragraph III must be cured by 1/14/2013 (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 1/14/2013 (11 days before the sale) the default as set forth in Paragraph III is 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 1/14/2013 (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 Notice of Defau transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following address(es): KEALEE D. GIESE. AN UNMARRIED PERSON 418 WEST WESTMORELAND RD, DEER PARK, WA 99006 by both first class and certified mail on 8/24/2012, proof of which is in

the possession of the Trustee; and 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. NOTICE TO OCCUPANTS OR TENANTS - The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. THIS NOTICE IS THE FINAL STEP BEFORE THE FORE-CLOSURE SALE OF YOUR HOME. You have only 20 DAYS from the recording date of this notice to pursue mediation. DO

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: 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: Toll-free: 1-800-569-4287 or National Web Site: http://portal.hud.gov/hudportal/ HUD or for Local counseling agencies in Washington: http:// www.hud.gov/offices/hsg/sfh/ hcc/fc/index.cfm?webListAction =searchandamp;searchstate=W Aandamp;filterSvc=dfc The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: 1-800-606-4819 or Web site: http:// nwjustice.org/what-clear. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. 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 note holders right's against the real property only. THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. Dated: SEP. 26, 2012 Quality Loan Service Corp. of Washington, as Trustee By: Michael Dowell, Assistant Secretary Trustee's Mailing Address: Quality Loan Service Corp. of Washington C/O Quality Loan Service Corp. 2141 Fifth Avenue, San Diego, CA 92101 (866) 645-7711 Trustee's Physical Address: Quality Loan Service Corp. of Washington 19735 10th Avenue NF. Suite N-200 Poulsbo, WA 98370 (866) 645-7711 Sale Line: 714-730-2727 Or Login to: http:// wa.qualityloan.com TS No.: WA-12-512323-SH A-4302700 12/27/2012, 01/17/2013

NOT DELAY, CONTACT A

SUPERIOR COURT. STATE OF WASHINGTON, COUNTY OF SPOKANE No. 12401441-0

NOTICE TO CREDITORS

In Re the Estate of: SHAUKAT A. QUIDWAI,

Deceased. The Personal Representative named below have 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 attorney for Personal Representative, at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty (30) days after the Personal Representative served or mailed the Notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) Four (4) months after the date of first publication of the Notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: December 13, 2012.

PERSONAL REPRESENTA-K. ANJUM GORTLER

Attorney for Personal Representative. BRIAN G. HIPPERSON Address for Mailing or Service: 1403 South Grand Blvd.,

Ste. 201 S Spokane, WA 99203 Law Offices of HENNESSEY, EDWARDS, HIP-PERSON & REDMOND 1403 South Grand Blvd., Ste. 201-S

December 13, 20 and 27, 2012

Spokane, WA 99203

(509) 455-3718 fax

509-455-3713

WASHINGTON.

WASHINGTON IN AND FOR THE COUNTY OF SPOKANE NO. 12401423-1 In the Matter of the Estate of: PATRICIA R. WHITE,

The Personal Representative named below has been appointed as Personal Representative of this Estate. Any person having a claim against the deceased must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided by RCW 11.40.070 by serving or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the Notice to the creditor as provided under RCW 11.40.020(3: or (2) Four months after the date of first publication of the Notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and non-

TO CREDITORS with Clerk of Court: December 3, 2012. DATE OF FIRST PUBLICATION: December 13, 2012. /s/ Stacey R. Williams Stacey R. Williams Personal Representative 4315 W. Bismark Pl.

probate assets.

(509) 328-3609 Presented by: COONEY LAW OFFICES, P.S. /s/ Jeffrey R. Ropp Jeffrev R. Ropp. WSBA # 16972 Attorney for Estate and Personal Representative

910 W. Garland Avenue

Spokane, WA 99205

Spokane, WA 99205

(509) 326-2613 COONEY LAW OFFICES, P.S. 910 WEST GARLAND AVE. SPOKANE, WA 99205 509-326-2613 Fax (509) 325-1859 December 13, 20 and 27, 2012

JUDGMENT DEBTORS OF SALE OF REAL PROPERTY IN THE SUPERIOR COURT OF THE STATE OF

SHERIFF'S NOTICE TO

WASHINGTON FOR SPOKANE COUNTY NO. 12 02 02526-1 Tommy Tubbs, Wen Hua Tubbs Dana Tubbs and Dawn Tubbs-

Kropt, individually and jointly as Tubbs Family Investments LLC a Washington Limited Liability Company **Plaintiffs** GLORA JEAN PEACOCK, a

single person And

TATE OF ROGER W The F SEURER

Occupants of the Premises: and any persons or parties claiming to have any right, title, estate, lien or interest in the subject real property as described in the complaint, Defendants

TO: GLORA JEAN PEACOCK, and The ESTATE OF ROGER W. SEURER including any unknown Heirs and Devisees or any persons or parties claiming to have any right, title, estate, lien or interest in the subject real property as described in the complaint,

A Writ for Order of Sale has been issued in the above-captioned case, directed to the sheriff of Spokane County, commanding the sheriff as follows: WHEREAS, on November 20th 2012, a Judgment and Decree

of Foreclosure ("Judgment")

was entered in favor of Tommy

Tubbs, Wen Hua Tubbs, Dana Tubbs and Dawn Tubbs-Kropt. individually and jointly as Tubbs Family Investments LLC a Washington Limited Liability Company ("Plaintiff") against the Defendants GLORAJEAN PEACOCK. and The ESTATE OF ROGER W. SEURER including any unknown Heirs and Devisees or anv persons or parties claiming to have any right, title, estate, lien or interest in the real property described in the complaint ("Defendants"). The Judgment forecloses the

interests of all the Defendants in and to the following described property ("Property") commonly known as 208 S. Bowdish Rd., Spokane Valley, WA 99206 for the total sum of One Hundred Thousand, Five Hundred Twenty dollars and Fourteen Cents, (\$ 100,520.14, with interest thereon at the rate of Twelve, (12%) percent per annum from the date the judgment was entered. The Property situated in Spokane

County, State of Washington, is legally described as:

THE EAST 170 FEET OF TRACT 176. OPPORTUNI-TY, ACCORDING TO PLAT RECORDED IN VOLUME "K" OF PLATS, PAGE 20, IN SPOKANE COUNTY,

EXCEPT THE SOUTH **PROBATE** 463 FEET FOR BOWDISH NOTICE TO CREDITORS IN THE SUPERIOR COURT AND EXCEPT RAILROAD OF THE STATE OF RIGHT OF WAY. APN: 45212.0804 Property Address: 208 S.

Bowdish Rd., Spokane Valley, WA 99206. THEREFORE, pursuant to RCW 61.12.060, and in the name of the State of Washington, you are hereby commanded to sell the Property, or so much thereof as may be necessary, in order to satisfy the Judgment, including post-judgment interest and

MAKE RETURN HEREOF within sixty (60) days of the date indicated below, showing you have executed the same. Pursuant to RCW 6.21.050(2), the Sheriff may adjourn the foreclosure sale from time to time, not exceeding thirty days beyond the last date at which

this Writ is made returnable,

with the consent of the plaintiff endorsed upon this Writ or by a contemporaneous writing. The sale date has been set for the 8th day of February, 2013, 10:00 a.m. at the South Entrance of the Spokane County Courthouse, 1116 W. Broadway Ave., Spokane, WA. YOU MAY HAVE A RIGHT TO EXEMPT PROPERTY from the sale under statutes of this state, including sections 6.13.010, 6.13.030, 6.13.040, 6.15.010, and 6.15.060

of the Revised Code of Washing-DATE OF FILING OF NOTICE ton, in the manner described in those statutes. Ozzie D. Knezovich, Sheriff, Spokane County By Teresa Keith Civil Division, Public Safety Building Spokane, Wa. 99260-0300 (509) 477-6924 December 27, 2012, January 3,

10, 17, 24 and 31, 2013

SHERIFF'S PUBLIC NOTICE OF

SALE OF REAL PROPERTY IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR SPOKANE COUNTY CAUSE NO. 12 02 02526-1

Tommy Tubbs, Wen Hua Tubbs, Dana Tubbs and Dawn Tubbs-Kropt, individually and jointly as Tubbs Family Investments LLC a Washington Limited Liability Company, Plaintiff GLORA JEAN PEACOCK,

The ESTATE OF ROGER W. SEURER Occupants of the Premises: and

a single person

any persons or parties claiming to have any right, title, estate, lien or interest in the subject real property as described in the Defendant(s) TO: GLORA JEAN PEACOCK,

and The ESTATE OF ROGER W. SEURER including any unknown Heirs and Devisees or any persons or parties claiming to have any right, title, estate, lien or interest in the subject real property as described in the The Superior Court of Spokane County has directed the under-

signed Sheriff of Spokane Coun-

ty to sell the property described in the legal description below to satisfy a judgment in the aboveentitled action. If developed, the property address is: 208 South Bowdish Road, Spokane Valley, Washington 99206-5309 Located in City of Spokane, County of Spokane, State of Washington.

Time: 10:00 a.m. Date: February 8, 2013 Place: South entrance of Spokane County Courthouse 1116 W Broadway, Spokane, Washington

The judgment debtor can avoid the sale by paying the judgment amount of \$100,520.14, together with interest, costs and fees before the sale date. For the exact amount, contact the Sheriff at the

address stated below. Ozzie D. Knezovich, Sheriff Spokane County By Teresa Keith Civil Division Public Safety Build-

Spokane, WA 99260-0300 (509) 477-6924

Legal Description: THE EAST 170 FEET OF TRACT 176, OPPORTUNI-TY, ACCORDING TO PLAT RECORDED IN VOLUME "K" OF PLATS, PAGE 20,

IN SPOKANE COUNTY, WASHINGTON. EXCEPT THE SOUTH 463 FEET FOR BOWDISH ROAD: AND EXCEPT RAILROAD RIGHT OF WAY. SITUATE IN THE COUNTY

OF SPOKANE, STATE OF WASHINGTON. Commonly known as: 208 South Bowdish Road, Spokane Valley, Washington 99206-5309

Assessors Property Tax Parcel Number: 45212.0804 December 27, 2012, January 3, 10 and 17, 2013

TO PLACE FREE AUTO ADS CALL 235-6184

CITY OF CHENEY **CITY COUNCIL** NOTICE OF PUBLIC **HEARING**

The City of Cheney City Council will conduct a public hearing at their January 8, 2012 Regular meeting, beginning at 6:00 p.m., to hear comment and discuss the moratorium on the acceptance and processing of land use applications for marijuana production, processing, and retailing and incidental uses.

Persons who are unable to attend the public hearing may submit comments in writing to the City Clerk's Office until 4:00 p.m. on the day of the hearing. Those comments will be copied and distributed to Council and staff before the Mayor opens the public hearing. Cynthia L. Niemeier

City Clerk December 27, 2012

LEGAL NOTICE

NEGOTIATION OF STATE LEASES WITH EXISTING LES-SEES BETWEEN FEBRUARY AND APRIL 2013 EXPIRES: JUNE 2013.

10-B65444-GRAZING-SE1/4, SECTION 16, TOWNSHIP 24 NORTH, RANGE 41 EAST, Written request to lease must be

received by January 25, 2013, at Department of Natural Resources, 225 S Silke Rd, Colville, Washington 99114-9369. Each request to lease must include the lease number, the name, address and phone number of applicant, and must contain a certified check or money order payable to the Department of Natural Resources for the amount of any bonus bid plus a \$100.00 deposit. The envelope must be marked "Sealed Bid" and give lease number, expiration date of lease applied for and give applicant's name. The applicant must be prepared to purchase improvements that belong to the current lessee. Persons wishing to bid to lease any of these properties can obtain more details, bid packet. and qualification requirements by contacting the Colville office or calling (509) 684-7474.

December 27, 2012 NOTICE OF TRUSTEE'S SALE Pursuant to the Revised Code of Washington 61.24, et seq. TS No.: WA-11-450064-SH APN No.: 26141-0301 Title Order No.: 110287459-WA-GNO Grantor(s): MARK L JONES, DONNA L JONES Grantee(s): CLS MORT-GAGE, INC. A CORPORATION UNITED COMPANIES LEND-ING CORPORATION Deed of Trust Instrument/Reference No.: 9511280283 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 1/25/2013, at 10:00 AM At the South entrance of the Spokane County Courthouse, 1116 W. Broadway Ave., Spokane, WA 99201 sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of 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 SPOKANE, State of Washington, to-wit: LOT 1, BLOCK 3. VEL-VIEW ESTATES. AS PER PLAT RECORDED IN VOLUME 8 OF PLATS, PAGE 100, RECORDS OF SPOKANE COUNTY: SITUATE IN THE COUNTY OF SPOKANE, STATE OF WASHINGTON. More commonly known as: 3715 W VEL VIEW DR, SPOKANE, WA 99208 which is subject to that certain Deed of Trust dated 11/22/1995. recorded 11/28/1995, under 9511280283 in Book 1798 Page 1870 records of SPOKANE County, Washington, from MARK L. JONES AND DONNA L. JONES, HUSBAND AND WIFE, as Grantors), to CLS ESCROW, INC, as Trustee, to secure an obligation in favor of CLS MORT-GAGE, INC. A CORPORATION UNITED COMPANIES LEND-ING CORPORATION, as Beneficiary, the beneficial interest in which was assigned by CLS MORTGAGE, INC. A CORPO-RATION UNITED COMPANIES LENDING CORPORATION (or by its successors-in-interest and/or assigns, if any), to U.S. Bank National Association, as Trustee, successor in interest to Bank of America, National Association as successor by merger to LaSalle Bank National Association as Trustee for certificateholders of EMC Mortgage Loan Trust 2002-B, Mortgage Loan Pass-Through Certificates, Series 2002-B. 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/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: \$39,456.17 IV. The

sum owing on the obligation

secured by the Deed of Trust is:

The principal sum of \$64,092.24,

together with interest as provided

in the Note from the 7/1/2010,

and such other costs and fees as

are provided by statute. V. The torney. If you have previously above-described real property been discharged through bankwill be sold to satisfy the expense ruptcy, you may have been reof sale and the obligation seleased of personal liability for this cured by the Deed of Trust as loan in which case this letter is provided by statute. Said sale will intended to exercise the note holders right's against the real be made without warranty, exproperty only. THIS OFFICE IS pressed or implied, regarding ATTEMPTING TO COLLECT A title, possession or encumbrances on 1/25/2013. The defaults DEBT AND ANY INFORMATION referred to in Paragraph III must OBTAINED WILL BE USED FOR be cured by 1/14/2013 (11 days THAT PURPOSE. As required by before the sale date) to cause a law, you are hereby notified that discontinuance of the sale. The a negative credit report reflecting sale will be discontinued and on your credit record may be terminated if at any time before submitted to a credit report 1/14/2013 (11 days before the agency if you fail to fulfill the terms of your credit obligations. sale) the default as set forth in Dated: 9/25/12 Quality Loan Paragraph III is cured and the Service Corp. of Washington, as Trustee's fees and costs are paid. Payment must be in cash Trustee By: Tricia Moreno, Asor with cashiers or certified sistant Secretary Trustee's Mailchecks from a State or federally ing Address: Quality Loan Serchartered bank. The sale may be vice Corp. of Washington C/O Quality Loan Service Corp. 2141 terminated any time after the 1/14/2013 (11 days before the Fifth Avenue, San Diego, CA 92101 (866)645-7711 Trustee's sale date) and before the sale, Physical Address: Quality Loan by the Borrower or Grantor or the holder of any recorded junior lien Service Corp. of Washington 19735 10th Avenue NE, Suite or encumbrance by paying the principal and interest, plus costs, N-200 Poulsbo, WA 98370 (866)645-7711 Sale Line: 714fees and advances, if any, made 730-2727 Or Login to: http:// pursuant to the terms of the obligation and/or Deed of Trust, and wa.qualityloan.com TS No.: WA-11-450064-SH A-4306727 curing all other defaults. VI. A 12/27/2012, 01/17/2013 written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower and **NOTICE TO CREDITORS** Grantor at the following IN THE SUPERIOR COURT address(es): NAME MARK L. JONES AND DONNA L. JONES, WASHINGTON IN AND FOR HUSBAND AND WIFE AD-DRESS 3715 W VEL VIEW DR.

SPOKANE. WA 99208 by both

first class and certified mail on

6/22/2012, proof of which is in

the possession of the Trustee;

and the Borrower and Grantor

were personally served, if ap-

plicable, with said written Notice

of Default or the written Notice of

Default was posted in a con-

spicuous place on the real prop-

erty described in Paragraph I

above, and the Trustee has pos-

session 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 state-

ment 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 what-

soever will be afforded an op-

portunity 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.

NOTICE TO OCCUPANTS OR

TENANTS - The purchaser at the

Trustee's Sale is entitled to pos-

session 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 proceed-

ings under Chapter 59.12 RCW.

For tenant-occupied property,

the purchaser shall provide a

tenant with written notice in ac-

cordance with RCW 61.24.060.

THIS NOTICE IS THE FINAL

STEP BEFORE THE FORE-

CLOSURE SALE OF YOUR

HOME. You have only 20 DAYS

from the recording date of 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 deter-

mining your rights and opportuni-

ties to keep your house, you may

contact the following: The state-

wide foreclosure hotline for as-

sistance and referral to housing

counselors recommended by the

Housing Finance Commission:

Toll-free: 1-877-894-HOME (1-

877-894-4663) or Web site:

http://www.dfi.wa.gov/consum-

ers/homeownership/post_pur-

chase_counselors_foreclosure.

htm. The United States Depart-

ment of Housing and Urban

Development: Toll-free: 1-800-

569-4287 or National Web Site:

http://portal.hud.gov/hudportal/

HUD or for Local counseling

agencies in Washington: http://

www.hud.gov/offices/hsg/sfh/

hcc/fc/index.cfm?webListAction

=searchandamp;searchstate=W

Aandamp;filterSvc=dfc The

statewide civil legal aid hotline

for assistance and referrals to

other housing counselors and

attorneys: Telephone: 1-800-

606-4819 or Web site: http://

nwjustice.org/what-clear. If the

sale is set aside for any reason,

including if the Trustee is unable

to convey title, the Purchaser at

the sale shall be entitled only to

a return of the monies paid to the

Trustee. This shall be the Pur-

chaser's sole and exclusive

remedy. The purchaser shall

have no further recourse against

Beneficiary, the Beneficiary's

Agent, or the Beneficiary's At-

OF THE STATE OF

THE COUNTY OF SPOKANE No. 12401454-1 In the Matter of the Estate of:

RALPH E. DRAVLAND 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 FIRST PUBLICA-December 13, 2012

/s/ Bonnie J. Dravland Bonnie J. Drayland 2124 E. Hoffman Ave. Spokane, WA 99207 /s/ David Shotwell David Shotwell Attorney for Personal Repre-WSBA# 34916

David Shotwell P.L.L.C. 8406 N. Palm Place Spokane, WA 99208 (509) 499-9920 Fax: (509) 483-4339

December 13, 20 and 27, 2012 **PROBATE**

NOTICE TO CREDITORS

SUPERIOR COURT,

STATE OF WASHINGTON.

YAKIMA COUNTY NO. 12-4-00677-2 RCW 11.40.020;

RCW 11.40.030 IN THE MATTER OF THE ESTATE OF

DAVID J. CRAWFORD, DECEASED. The co-administrators named below have been appointed as co-administrators of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the co-administrators or their 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

the decedent's probate assets and nonprobate assets. Date of First Publication: December 27, 2012 Co-Administrators:

this time frame, the claim is for-

ever barred, except as otherwise

provided in RCW 11.40.051 and

RCW 11.40.060. This bar is ef-

fective as to claims against both

James E. Pillars and Sally L. Pillars Attorney for Administrator: Stephen R Winfree Address for Mailing or Service:

the Trustor, the Trustee, the Halverson Hart & Winfree PO Box 210 910 E. Franklin Ave; Ste 1 Sunnyside, WA 98944 Court of Probate Proceedings: Yakima County Superior Court Cause Number: 12-4-00677-2 Signed 12/11/12 and filed 12/14/12 Stephen R. Winfree, WSBA # 6828 Halverson Hart & Winfree Attorneys for Administrator HALVERSON, HART & WINFREE PO Box 210 910 E. Franklin Ave; Ste 1

PROBATE NOTICE TO CREDITORS

December 27, 2012, January 3

SUPERIOR COURT SPOKANE COUNTY, STATE OF WASHINGTON RCW 11.40.030 NO. 12-4-01494-1 In Re the Matter of the

Sunnyside, WA 98944

and 10, 2013

Estate of: MONA I. SIMONSON SSN:***-**-0088 Deceased. The Co-Personal Representa-

tives named below has been appointed as personal representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the personal representative or the personal representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame. the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: December 27, 2012 /s/ Renee Joann Brantley RENEE JOANN BRANTLEY Co-Personal Representative /s/ Mike Lukenbill MIKE LUKENBILL Co-Personal Representative Presented by: LAW OFFICE OF JOSEPH A.

BLUMEL, III, P.S. /s/ JOSEPH A. BLUMEL, III WSBA #7902 Attorney for Estate of MONA I. SIMONSON LAW OFFICE OF JOSEPH A. BLUMEL III, P.S. ATTORNEY AT LAW A WASHINGTON PROFES-

SIONAL SERVICE CORPORA-4407 N. DIVISION ST. STE. 900 SPOKANE WA 99207-1696 PHONE: 509-487-1651 FAX: 509-483-5016

TOLL FREE: 877-820-1651 December 27, January 3 and 10, 2013

PROBATE NOTICE TO

CREDITORS SUPERIOR COURT. STATE OF WASHINGTON, COUNTY OF SPOKANE RCW 11.40.030

No. 12-4-01478-9 In the Matter of the Estate of: KENNETH CHARLES **BROWN** 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. The claim must be presented within the later of: (1) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION:

December 20, 2012 /s/ Amy Lin Taylor AMY LIN TAYLOR Personal Representative Address: 1321 S. Wright Blvd. Liberty Lake, WA 99019 DOUGLAS, EDEN, PHILLIPS, DeRUYTER & STANYER, P.S. By: /s/ Brent T. Stanyer BRENT T. STANYER Attorneys for Estate 717 W. Sprague Ave., Suite 1500 Spokane, Washington 99201-3923 Telephone: (509) 455-5300 LAW OFFICES

DOUGLAS, EDEN, PHILLIPS,

DeRUYTER & STANYER

CORPORATION 717 West Sprague Avenue,

Suite 1500 Spokane, WA 99201-3923 (509) 455-5300 Fax: (509) 455-5348 January 3, 2013

NOTICE TO CREDITORS SUPERIOR COURT. STATE OF WASHINGTON, COUNTY OF SPOKANE RCW 11.40.030

No. 12401497-5 In the Matter of the Estate of LELAND JAMES, Deceased. 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 in which the probate proceedings were commenced. The claim must be presented within the later of: 1) thirty (30) days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

December 27, 2012 /s/ Terry J. Simpson TERRY J. SIMPSON Presented by: STAMPER RUBENS, P.S. By: /s/ Steven O. Anderson STEVEN O. ANDERSON

DATE OF FIRST PUBLICATION:

WSBA #34572 Attorney for the Estate STAMPER RUBENS P.S. Attorneys at Law 720 West Boone, Suite 200 Spokane, WA 99201

Tel: (509) 326-4800 Fax: (509) 326-4891 December 27, 2012, January 3 and 10, 2013

WASHINGTON NO. 12-2-04160-6 JANIS G. BLISS, as successor Trustee of the HYKO FAMILY TRUST DATED 11/7/2011,

Plaintiff.

SUMMONS BY PUBLICATION

SUPERIOR COURT,

SPOKANE COUNTY.

THE HEIRS AND DEVISES OF ESTHER BEHRENS (aka ESTHER M. BEHRENS), DECEASED, AND HER UN-KNOWN HEIRS; THE HEIRS AND DEVISES OF GEORGE BEHRENS, DECEASED, AND HIS UNKNOWN HEIRS: BETTY ELLEN TOWER; THE HEIRS McAVOY, DECEASED, NAME-LY, BONNIE J. ROBINSON, STEVEN McAVOY, THE HEIRS AND DEVISEES OF PATRI-CIA L. (McAVOY) GRIFFITH. DECEASED, NAMELY, KARLA LYNN PRICE AND HEATHER LYNN GRIFFITH, AND THE UNKNOWN HEIRS OF PATRI-CIA L. (McAVOY) GRIFFITH, AND THE UNKNOWN HEIRS OF THOMAS McAVOY; MARVIN BLOMQUIST; OSCAR DOUG-LAS BLOMQUIST: THE HEIRS AND DEVISEES OF PAUL BLOMQUIST, DECEASED, NAMELY DANA BLOMQUIST, NICHOLE BLOMQUIST, AND **THE UNKNOWN HEIRS OF PAUL** BLOMQUIST: ANITA LaBRUCH-ERIE; JOHN BLOMQUIST; DALE BLOMQUIST; THERESA LAKE, AND ALL OTHER PER-SONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE ESTATE, LIEN, OR INTEREST THROUGH ESTHER BEHRENS IN THE REAL ESTATE DE-SCRIBED IN THE COMPLAINT HEREIN.

Defendant. The State of Washington to the

unknown heirs and devisees of ESTHER BEHRENS, GEORGE BFHRENS. THOMAS McA-VOY, PATRICIA I. (McAVOY) GRIFFITH, PAUL BLOMQUIST AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE ESTATE, LIEN OR INTEREST THROUGH ESTHER BEHRENS in the real estate which is the subject of this quiet title action. and to THERESA LAKE, KARLA LYNN PRICE AND HEATHER

A PROFESSIONAL SERVICE LYNN GRIFFITH:

You are hereby summoned to appear within sixty (60) days after the date of the first publication of this summons, to wit, within sixty (60) days after the 27th day of December, 2012, and defend December 20, 27, 2012 and the above entitled action in the above entitled court, and answer the complaint of the plaintiff, and serve a copy of your answer upon the undersigned attorneys for plaintiff, at their office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The plaintiff's claim is stated in the written complaint. The complaint seeks to quiet title to certain real property located 23219 East Elder Road. Rockford, County of Spokane, State of Washington, and legally described as:

> SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 23 NORTH, RANGE 45 EAST, W.M., IN SPOKANE COUNTY. WASHINGTON LYING SOUTH OF A LINE DE-SCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID SUBDIVISION: THENCE NORTH ALONG THE EAST LINE THEREOF, 830 FEET TO THE TRUE POINT OF BEGINNING; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION TO THE WEST LINE THEREOF, THE TERMINUS OF SAID LINE: EXCEPT THE EAST 520 FEET THEREOF; AND EXCEPT ELDER ROAD: SITUATE IN THE COUNTY OF SPOKANE, STATE OF

THAT PORTION OF THE

DATED THIS 20th day of December, 2012. Gore & Grewe, PS /s/ Jeanne J. Dawes BY: JEANNE J. DAWES WSBA #44888 Attorneys for Plaintiffs 103 E. Indiana Ave., Suite A County of Spokane Spokane, WA 99207 December 27, 2012, January 3, 10, 17, 24, 31, 2013

WASHINGTON.

PROBATE NOTICE TO CREDITORS

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE NO. 12401466-5

In the Matter of the Estate of: NORMAN C. SANDERSON, Deceased. The Personal Representative

named below has been appointed as Personal Representative of this Estate. Any person having a claim against the deceased must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided by RCW 11.40.070 by serving or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the Notice to the creditor as provided under RCW 11.40.020(3: or (2) Four months after the date of first publication of the Notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and non-

probate assets. DATE OF FILING OF NOTICE TO CREDITORS with Clerk of Court: December 11, 2012. DATE OF FIRST PUBLICATION: December 20, 2012. /s/ Jeffrey A. Gilbert Jeffrey A. Gilbert

Personal Representative 3148 E. 16th Ave. Spokane, WA 99223 (509) 534-5479 Presented by: COONEY LAW OFFICES, P.S. /s/ Jeffrey R. Ropp Jeffrey R. Ropp,

WSBA # 16972 Attorney for Estate and Personal Representative 910 W. Garland Avenue Spokane, WA 99205 (509) 326-2613 COONEY LAW OFFICES, P.S. 910 WEST GARLAND AVE. SPOKANE, WA 99205-2894 509-326-2613

Fax (509) 325-1859 December 20, 27, 2012 and January 3, 2013

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LEGAL NOTICES

Page 8

NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE NO. 10-4-01276-3 IN THE ESTATE OF CONNIE WHITEMAN

Deceased. Notice is hereby given that Lynn Rutherford has been appointed Personal Representative with Will Annexed in this Court and has qualified. Accordingly, all persons having claims against said deceased are required to serve claims, duly verified, with necessary vouchers upon the undersigned C/O Aaron Lowe W. 1403 Broadway Spokane, WA 99201 attorney of record in this matter, and file such a claim with proof of such service in the office of the Clerk of this Court City of Spokane, Washington within four (4) months after the first publication of this notice, or said claims may be forever barred.

Dated this 20th day of December, 2012.

/s/ Aaron Lowe AARON LOWE P.S. WSBA #15120 AARON LOWE Attorney at Law W. 1403 Broadway Spokane, WA 99201 (509) 323-9000 (509) 324-9029

December 27, 2012, January 3 and 10, 2013

REAL ESTATE

PUBLISHER'S NOTICE:

All real estate advertising in this newspaper is subject to the Fair Housing Act which makes it illegal to advertise "any preference, limitations or discrimination based on race, color, religion, or an intention to make any such preference, limitation or discrimina-tion." Familial status includes children under the age of 18 living with parents or legal custodians, pregnant women and people securing custody of children under 18. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis. To complain of discrimicall HUD toll-free at 1-800-669-9777. The

CLASSIFIED ADS

*FREE ADS SUBJECT TO SPACE AVAILABILITY

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Free

Card of Thanks

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Youth Employment

Estate Sales Computers

Appliances Furniture

Pets

describe.

299-5503

443-6465.

as necessary.

interest at heart.***

does not apply!!!!

Livestock

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Antiques Musical Instruments

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FOUND MAN'S ring, Safeway

Parking lot. Call 235-6465 and

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TO JOIN, Buyers club with cash

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FOR SALE

LEGAL NOTICES

NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE NO. 12-4-01507-6

In the Matter of the Estate of: ANDREW DeLATTE. Deceased.

The Personal Representative named below has been appointed and has qualified to serve as the 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 R.C.W. 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the addresses 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: (i) thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under R.C.W. 11.40.020(1)(c); or (ii) four (4)

This bar is effective as to claims against both the probate assets and non-probate assets of the decedent.

R.C.W. 11.40.060.

months after the date of the first

publication of the notice. If the

claim is not presented within

this time frame, the claim is for-

ever barred, except as otherwise

provided in R.C.W. 11.40.051 or

Date of first publication: December 27, 2012 /s/ Eleanor A. DeLatte, Personal Representative 20611 W. Coulee Hite Rd. Spokane, WA 99224 JOHN K. WEIGAND, P.S. By: /s/ John K. Weigand WSBA No. 17356 Attorney for the Estate 601 West Main Avenue, Suite

Spokane, Washington 99201 (509) 838-1459 December 27, 2012, January 3

and 10, 2013

REAL ESTATE

FOR RENT

FOR SALE

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Notices

6M-6/21-TFN

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Manufactured Hms & Lots

Residential Acreage/Land

Wanted

HOUSEMATE NEEDED (Cheney neighborhood). Be available to assist, if necessary, elderly woman w/dinner, bed routine & other small possible chores. Benefits: use of covered garage, washer, kitchen facilities. Contact 509-448-9201.

Help Wanted

CITY OF Airway Heights Maintenance Worker (\$2958-\$3534/ month). Candidates must have a wide variety of skills necessary to maintain Public Works infrastructure. Duties include: operation of heavy equipment for snow removal, hauling materials and equipment, light vehicle maintenance, repairing water and sewer lines, reading meters and operation of miscellaneous equipment and machinery. Certification in water and/or sewer is desirable. CDL Class B is required. Please visit www.cawh.org for complete job description and application materials. Closing date: January

CITY OF Airway Heights Building Inspector (\$3415-\$4079/month). Building Inspector with field experience. ICC certification preferred. Computer skills necessary. Clean driving record. Please visit www. cawh.org for complete description and application. Closing date: January 11th, 2013. 9A-12/27-1/2

HS ASST. Baseball; HS &/or JH Head or Asst. Softball Coaches. Liberty High School, Spangle, WA. Experience preferred. Must have or be able to obtain current first aid and be able to clear WSP/FBI criminal background check. Application information is posted on our website, www.libertysd.us, or call 624-4415. Closes 1/25/2013.

THE TEKOA/Oakesdale/Rosalia School District Athletic Cooperative is currently seeking applicants for the following Spring 2013 coaching openings: High School Head Track Coach & High School Assistant Track Coach. For application materials or further information please call one of the following Athletic Directors: Andraya McGregor at Rosalia School District 523-3061 amcgregor@rosalia.wednet.edu. Dan Hutton at Tekoa School District 284-3401 dhutton@tekoa. wednet.edu. Ken Lindgren at Oakesdale School District 285-5296 klindgren@gonighthawks. net. The Tekoa, Oakesdale, and Rosalia School Districts are equal opportunity employers.

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9-12/27-1/2W DRIVER - \$0.01 INCREASE per mile after 6 months and 12 months. Choose your hometime. \$0.03 quarterly bonus. Requires 3 months recent experience. 800-

3 months recent expenses 414-9569 wwwdriveknight.com . 9-12/27-1/2W NOW HIRING: ON-Site Management Couple/Team. Rent credit plus. Flexible hours. Prior experience preferred but not necessary. If interested please stop by Cheney Real Estate Management located at 1827 First St. in Cheney or just call our office at (509)235-5000. Equal Opportunity Employer.

NOTICE TO want ad users: When responding to Blind Dept. # in care of this newspaper, please address your replies to Dept. .. c/o Cheney Free Press, P.O. Box 218, Cheney, WA 99004. **

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10Mc-6/25-TFN

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Medical Lake. 509-244-4299/509-

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939-3330.

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Homes

28M-12/26-1/11+DVP

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CHENEY-TYLER area SW mobile in country 10 mins. to Medical Lake - 2 bdrm. 1 ba., clean, quiet, wood heat w/electric, small stor-

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or \$600 w/pet. 509-995-4826/509-

FOR SALE

Homes

33

239-4404.

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