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LEGAL NOTICES

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NOTICE OF TRUSTEE'S SALE
Pursuant to the Revised Code of Washington 61.24, et seq. TS NO.: WA-12-512840-SH APN No.: 35092-3803 Title Order No.: 120182380-WA-GNO Grantor(s): DEREK C. SMITH Grantee(s): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR LIME FINANCIAL SERVICES, LTD. Deed of Trust Instrument/Reference No.: 5396225 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 4/12/2013, 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 38, AVONDALE ADDITION, ACCORDING TO PLAT RECORDED IN VOLUME "A" OF PLATS, PAGE 96, IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON. More commonly known as: 2611 N PITTSBURG ST, SPOKANE, WA 99207 which is subject to that certain Deed of Trust dated 6/15/2006, recorded 6/21/2006, under 5396225 records of SPOKANE County, Washington, from DEREK C. SMITH, AS HIS SOLE AND SEPARATE PROPERTY, as Grantor(s), to PACIFIC NORTHWEST TITLE, as Trustee, to secure an obligation in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR LIME FINANCIAL SERVICES, LTD., as Beneficiary, the beneficial interest in which was assigned by MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR LIME FINANCIAL SERVICES, LTD. (or by its successors-in-interest and/or assigns, if any), to U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust Inc., Asset-Backed Pass-Through Certifi-

cates, Series 2006-HE3. 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: \$10,381.78 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$79,114.40, together with interest as provided in the Note from the 12/1/2011, 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 4/12/2013. The defaults referred to in Paragraph III must be cured by 4/1/2013 (11 days before the sale) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before 4/1/2013 (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 4/1/2013 (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): DEREK C. SMITH, AS HIS SOLE AND SEPARATE PROPERTY 2611 N PITTSBURG ST, SPOKANE, WA 99207 by both first class and certified mail on 7/27/2012, proof of which is in the possession of the Trust-

ee; 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 FORECLOSURE 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: DEC. 07, 2012 Quality Loan Service Corp. of Washing-

ton, as Trustee By: Tricia Moreno, 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-12-512840-SH A-4338005 03/14/2013, 04/04/2013

**NOTICE TO CREDITORS
SUPERIOR COURT OF
WASHINGTON FOR
SPOKANE COUNTY
No.13400421-8**

In the Matter of the Estate of:
LAVERNE MONTY BIPPES,
Deceased.
The personal representative named below has been appointed as personal representative of this estate. Any persons 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 11.40.60. This bar is effective as to claims against both the decedent's probate and non-probate assets.
DATE OF FIRST PUBLICATION: March 28, 2013
Personal Representative:
MERCEDES L. BIPPES
Attorney for Personal Representative:
THOMAS M. GEIGER,

WSBA #6885
Address for Mailing or Service:
516 West Sharp Avenue
Spokane, Washington 99201
Phone: (509) 327-5347
THOMAS M. GEIGER
ATTORNEY AT LAW
West 516 Sharp Avenue
Spokane, Washington 99201
(509) 327-5347
Fax: (509) 328-7986
March 28, April 4 and 11, 2013

**PROBATE
NOTICE TO CREDITORS
SUPERIOR COURT OF
WASHINGTON FOR
SPOKANE COUNTY
NO. 13-4-00186-3**

In the Matter of the Estate Of
GERALD R. FRAZER,
Deceased.
The Personal Representative, **MICHAEL L. FRAZER** 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 either 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 within 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 OF THIS NOTICE: March 21, 2013.
Send Claims To:
Moulton Law Offices, P.S.
Attn: Matthew M. Luedke
1220 N. Mullan Road
Spokane, WA 99206
(509) 328-2150
March 21, 28 and April 4, 2013

NOTICE OF TRUSTEE'S SALE

Pursuant to the Revised Code of Washington 61.24, et seq. TS No.: WA-12-531353-SH APN No.: 45063-2605 Title Order No.: 120339715-WA-GSO Grantor(s): IRENE J. KOVASH, WILLIAM S. KOVASH Grantee(s): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR STERLING SAVINGS BANK, A WASHINGTON CORPORATION Deed of Trust Instrument/Reference No.: 59805501. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 4/12/2013, 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: THE NORTH HALF OF THE WEST HALF OF TRACT 21, ORCHARD AVENUE ADDITION, ACCORDING TO PLAT RECORDED IN VOLUME "M" OF PLATS, PAGE 24, IN THE CITY OF SPOKANE VALLEY, SPOKANE COUNTY, WASHINGTON. More commonly known as: 7806 E KIERNAN AVE, SPOKANE VALLEY, WA 99212 which is subject to that certain Deed of Trust dated 2/16/2011, recorded 2/22/2011, under 5980550 records of SPOKANE County, Washington, from WILLIAM S. KOVASH AND IRENE J. KOVASH, HUSBAND AND WIFE, as Grantor(s), to PACIFIC NORTHWEST TITLE COMPANY, as Trustee, to secure an obligation in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR STERLING SAVINGS BANK, A WASHINGTON CORPORATION (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: \$6,397.86 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$110,288.81, together with interest as provided in the Note from the 5/1/2012, 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 4/12/2013. The defaults referred to in Paragraph III must be cured by 4/1/2013 (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 4/1/2013 (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): WILLIAM S. KOVASH AND IRENE J. KOVASH, HUSBAND AND WIFE 7806 E KIERNAN AVE, SPOKANE VALLEY, WA 99212 by both first class and certified mail on 11/7/2012, 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 FORECLOSURE 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: DEC. 11, 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-12-531353-SH A-4332438 03/14/2013, 04/04/2013

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 03579-7
RANDALL J. GILLINGHAM, a single person,
Plaintiff
vs
CHRISTINE LAZENBY, a single person; 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, or any persons or parties claiming to have any right, title, estate, lien or interest in the subject real property described in the complaint.
TO: CHRISTINE LAZENBY, a single person; and any 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, or any persons or parties claiming to have any right, title, estate, lien or interest in the subject real property described in the complaint.

The Superior Court of Spokane County has directed the undersigned Sheriff of Spokane County to sell the property described in the legal description below to satisfy a judgment in the above-entitled action. If developed, the property address is: 2135 West Northwest Boulevard, Spokane, Washington 99205-3770. Located in the City of Spokane, County of Spokane, State of Washington.
Time: 10:00 a.m.
Date: May 3, 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 \$243,758.60, 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 Building
Spokane, WA 99260-0300 (509) 477-6924
Legal Description:
THAT PART OF LOTS 8, 9, AND 10, LYING SOUTH OF NORTHWEST BOULEVARD, BLOCK 28, ALTA VISTA ADDITION TO THE TOWN OF WEBSTER, ACCORDING TO PLAT RECORDED IN VOLUME "A" OF PLATS, PAGE 171, IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON. EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF SPOKANE, A MUNICIPAL CORPORATION, BY DEED RECORDED UNDER RECORDING NO. 8907030027, DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF NORTHWEST BOULEVARD AND THE SOUTH LINE OF SAID LOT 10; THENCE NORTHWESTERLY 9.22 FEET ALONG THE SOUTHERLY LINE OF NORTHWEST BOULEVARD TO A POINT; THENCE SOUTHWESTERLY 5.64 FEET MORE OR LESS TO A POINT ON THE SOUTH LINE OF SAID LOT 10, 9.78 FEET WESTERLY OF THE POINT OF BEGINNING, AS MEASURED ALONG THE SOUTH LINE OF SAID LOT 10; THENCE EASTERLY ALONG THE SOUTH LINE OF SAID LOT 10 TO THE POINT OF BEGINNING. SITUATE IN THE CITY OF SPOKANE, COUNTY OF SPOKANE, STATE OF WASHINGTON. Commonly known as: 2135 West Northwest Boulevard, Spokane, Washington 99205-3770
Assessors Property Tax Parcel Number: 25122.2906
March 21, 28, April 4 and 11, 2013

NOTICE OF TRUSTEE'S SALE
Pursuant to the Revised Code of Washington 61.24, et seq. TS No.: WA-12-505535-SH APN No.: 14182.2605 14182.2607 Title Order No.: 120121123-WA-GNO Grantor(s): JON P SPENS, LAURA C SPENS Grantee(s): WELLS FARGO BANK, N.A. Deed of Trust Instrument/Reference No.: 5617227 I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 5/3/2013, 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: LOTS 14, 15, 16, 17, 18, 19, 20, 21 AND 22 IN BLOCK "G", ELIJAH L. SMITH'S ADDITION TO MEDICAL LAKE AS PER PLAT THEREOF RECORDED IN VOLUME "A" OF PLATS, PAGES 198 AND 199; EXCEPT THAT PORTION OF LOTS 18, 19, 20, 21 AND 22 CONVEYED TO SPOKANE COUNTY FOR ESPANOLA ROAD; IN SPOKANE COUNTY, WASHINGTON. More commonly known as: 503 N MINNIE ST, MEDICAL LAKE, WA 99022 which is subject to that certain Deed of Trust dated 11/20/2007, recorded 12/4/2007, under 5617227 and re-recorded on 12/4/2007 as Instrument Number 5617227 records of SPOKANE County, Washington, from JON P SPENS AND LAURA C SPENS, HUSBAND AND WIFE, as Grantor(s), to NORTHWEST TRUSTEE SERVICES LLC, as Trustee, to secure an obligation in favor of WELLS FARGO BANK, N.A., as Beneficiary, the beneficial interest in which was assigned by WELLS FARGO BANK, N.A. (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 fol-

lowing amounts which are now in arrears: \$81,938.62 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$311,734.01, together with interest as provided in the Note from the 2/1/2010, 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 5/3/2013. The defaults referred to in Paragraph III must be cured by 4/22/2013 (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 4/22/2013 (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): JON P SPENS AND LAURA C SPENS, HUSBAND AND WIFE 503 N MINNIE ST, MEDICAL LAKE, WA 99022 by both first class and certified mail on 11/8/2012, 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 FORECLOSURE 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: JAN. 02, 2013 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-12-505535-SH A-4332989 04/04/2013, 04/25/2013

INVITATION TO BID
City of Airway Heights
Water Reclamation Plant
Air Monitor

The City of Airway Heights would like to invite all eligible parties to submit sealed bids for the acquisition of the following equipment:
Air Monitoring Equipment with the following specifications:
• Resolution: 0.001 ppm
• Detection Range: 3 ppb – 50 ppm
• Operating Environment: 0-40 degrees C, Non-condensing, Non-explosive
• Accuracy: 0.05 ppm +/- 0/003 ppm (range 0) 0.5 ppm +/- 0.03 ppm (range 1) 5 ppm +/-0.3 ppm (range 2) 25 ppm +/-2 ppm (range 3)
• Flow Rate: 150 +/- 10 ml/min (0.15 +/- liters/min)
• Internal Battery Pack: Rechargeable nickel cadmium
• Output: 20 mA Digital Current Output
The City retains the right to reject any bid and will review for compliance with specifications prior to bid award. Please submit sealed bids to Airway Heights City Hall, 1208 S Lundstrom St, Airway Heights, WA, 99001 clearly marked "Bid for Water Reclamation Plant Air Monitor" and "Bid Opening April 22, 2013, 2:00 PM" until 1:00 PM, April 22, 2013. After 1:00 PM bids may be delivered until bid opening time to the Water Reclamation Plant, Lab Ops Building, 12405 West 21st, Airway Heights, WA. April 4, 2013

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

No.: 13-4-00361-1
In the Estate of: JOFU MISHIMA, Deceased.
The person named below has been appointed as Personal Representative of this Estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court. 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 this claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets.
DATE OF FIRST PUBLICATION: MARCH 28, 2013 (Spokane County)
PERSONAL REPRESENTATIVE: MARIANNE MISHIMA DATED this 20th day of March, 2013.
MALPASS LAW OFFICE, P.S. LISA MALPASS CHILDRESS, WSBA #34057 Attorney for Personal Representative
Address for Mailing or Service: 1212 N. Washington, Suite 120 Spokane, WA 99201 (509) 328-3935
March 28, April 4 and 11, 2013

PUBLIC NOTICE
City of Cheney
Light Department
Invitation to Bid

The City of Cheney Light Department is requesting sealed bids for 2013 Secondary Conduit Boring Project. Sealed bids should be sent to the City of Cheney Finance Department at 609 2nd Street, Cheney, Washington 99004. Bids must be received by 3:00 p.m., Wednesday, April 17, 2013. Specifications and bid documents may be obtained by calling the City of Cheney Light Department at (509) 498-9230. All bids must be submitted on the forms furnished for that purpose, and each proposal must be accompanied by cash, bid bond or certified check made payable to the City of Cheney, in an amount of not less than five percent (5%) of the total bid. Bids not accompanied by this cash, bid bond or certified check will not be considered. The City of Cheney is an equal opportunity organization. April 4, 2013

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

RCW 11.40.030
No. 13-400352-1
In the Matter of the Estate of ROBERT J. WINTERS, 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 publication: March 21, 2013
/s/ Richard T. Winters
RICHARD T. WINTERS
Personal Representative
Attorney for Personal Representative:
Karen L. Sayre, WSBA #15548 SAYRE & SAYRE, P.S.
Address for Mailing or Service: West 201 North River Drive, Suite 460
Spokane, Washington 99201-2262 (509) 325-7330
March 21, 28 and April 4, 2013

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

RCW 11.40.030
No. 13-400457-9
In the Matter of the Estate of MAURICE S. MURPHY, 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 this 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: April 4, 2013
/s/ David W. Facundo
DAVID W. FACUNDO
Personal Representative
Attorney for Personal Representative:
Karen L. Sayre, WSBA #15548 SAYRE & SAYRE, P.S.
Address for Mailing or Service: West 201 North River Drive, Suite 460
Spokane, Washington 99201-2262 (509) 325-7330
April 4, 11 and 18, 2013

