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# Cheney Free Press LEGAL NOTICE ADVERTISING



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## LEGAL NOTICES

### AMENDED PROBATE NOTICE TO CREDITORS SUPERIOR COURT, SPOKANE COUNTY, WASHINGTON

Case No.: 20-4-00509-32  
In the Matter of the Estate of:  
JAMES R. HEWITT,  
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:  
July 9, 2020

PERSONAL REPRESENTATIVE: Lisa M. Hewitt

ATTORNEY FOR THE PERSONAL REPRESENTATIVE: JEANNE J. DAWES, WSBA #44888

ADDRESS FOR MAILING OR SERVICE: 103 E. Indiana Ave., Ste. A Spokane, WA 99207

COURT OF PROBATE PROCEEDINGS

SPOKANE COUNTY  
SUPERIOR  
Gore & Grewe, PS  
103 E. Indiana Ave, Suite A  
Spokane, WA 99207  
P. 509-326-7500  
F. 509-326-7503  
info@goregrewe.com  
July 9, 16, and 23, 2020

### PROBATE NOTICE TO CREDITORS SUPERIOR COURT, STATE OF WASHINGTON, COUNTY OF SPOKANE NO. 20-4-00920-32

In the Matter of the Estate of:  
DANA R. ADAMS,  
Deceased

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against 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 Decedent's probate assets and nonprobate assets.

DATE OF FIRST PUBLICATION:  
July 9, 2020.

PERSONAL

REPRESENTATIVE  
MARSHAUNN A. PITTS  
Personal Representative  
ATTORNEYS FOR PERSONAL  
REPRESENTATIVE  
LUKINS & ANNIS, P.S.  
By: DAVID P. WEBSTER  
WSBA # 41047  
ADDRESS FOR MAILING  
OR SERVICE  
DAVID P. WEBSTER  
Lukins & Annis, P.S.  
717 West Sprague Ave.,  
Ste 1600  
Spokane, Washington  
99201-0466  
COURT OF PROBATE  
PROCEEDINGS &  
CAUSE NO.:  
Superior Court, Spokane,  
Washington  
Cause No. 20-4-00920-32  
July 9, 16, and 23, 2020

### PROBATE NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE No.: 20-4-000981-32

In the Matter of the Estate of:  
JACK ALLISON,  
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(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:  
Thursday, July 9, 2020

Personal Representative:  
**GAYLE ALLISON**

Address for Mailing or Service:  
C/O RUDMAN LAW OFFICE,  
PS

505 W. Riverside Avenue,  
Suite 500

Spokane, WA 99201

DATED this 1st day of  
July, 2020

RUDMAN LAW OFFICE, PS  
DIANNE K. RUDMAN,  
WSBA No. 32794

Attorney for the Estate  
July 9, 16, and 23, 2020

### PROBATE NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE NO. 20400942-32 RCW 11.40.030

In Re the Matter of the Estate of:  
THOMAS A. MORRIS,  
Deceased.

Notice is hereby given that the Personal Representative named below have been appointed and have qualified as Personal Representative of the Estate of THOMAS A. MORRIS, 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 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 this 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.

/s/ Rayanna L. DeFord  
RAYANNA L. DEFORD

Personal Representative  
12112 E. Cameron Road  
Fairfield, WA 99012-9768  
(509) 981-8289

/s/ James M. Parkins  
JAMES M. PARKINS,  
WSBA #5308

Attorney for Personal  
Representative

West 1304 College Avenue  
Spokane, WA 99201-2013

Phone: (509) 325-5466  
JAMES M. PARKINS

Attorney at Law  
West 1304 College Ave.  
Spokane, Washington  
99201-2013

Telephone: (509) 325-5466

Fax: (509) 326-5981

July 9, 16, and 23, 2020

### PROBATE NOTICE TO CREDITORS IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF WHITMAN Case No. 20 4 00057 38 RCW 11.40.030

In the Matter of the Estate of:  
GARY A. BOYD,  
Deceased.

The Administrator named below

has been appointed as Administrator of this estate. Any persons having claims against the deceased must, before the time such claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020 (1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION:  
July 9, 2020

LOIS BOYD,  
Administrator of the  
Estate of Gary A. Boyd,  
Deceased

c/o Howard M. Neill  
Address: 165 NE,  
Kamiaken, Suite 210  
P.O. Box 307

Pullman, WA 99163-0307

AITKEN, SCHAUBLE,  
PATRICK, NEILL & SCHAUBLE

Howard M. Neill, WSBA #5296

Attorneys for Estate  
P.O. Box 307

Pullman, WA 99163  
(509) 334-3505

July 9, 16, and 23, 2020

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**PROBATE  
NOTICE TO CREDITORS  
IN THE SUPERIOR COURT  
OF THE STATE OF  
WASHINGTON  
IN AND FOR THE  
COUNTY OF SPOKANE  
CASE NO: 20-4-00931-32  
RCW 11.40.030**

In the Matter of the Estate of:  
**URSULA M. BROGAN,**  
Deceased.

The person named below has been appointed and has qualified as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's Attorney at the address stated below, a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced.

The claim must be presented within the later of: (1) thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and non-probate assets.

Date of Filing Notice to Creditors with Clerk of Court: June 23, 2020

Date of first publication: July 2, 2020

**TAMARAE COONEY LEONG,**  
WSBA #46768

Attorney for Estate and Personal Representative  
330 W Indiana Ave.,  
Spokane, WA 99205  
**JOHN J. BROGAN, III,**  
Personal Representative  
1920 E. 58th Ave.  
Spokane, WA 99223  
July 2, 9, and 16, 2020

**PROBATE  
NOTICE TO CREDITORS  
SUPERIOR COURT OF  
WASHINGTON  
IN AND FOR  
SPOKANE COUNTY  
NO. 20-4-00902-32  
RCW 11.40.030**

In the Matter of the Estate of:  
**JAMES E. RICHEY,**  
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 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 Decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION: July 2, 2020.

PERSONAL REPRESENTATIVE:  
**RYAN G. RICHEY**  
ATTORNEYS FOR PERSONAL REPRESENTATIVE  
**LUKINS & ANNIS, P.S.**  
By: **DAVID P. WEBSTER**  
WSBA #41047

ADDRESS FOR MAILING OR SERVICE  
**DAVID P. WEBSTER**  
Lukins & Annis, P.S.  
717 West Sprague Ave.,  
Suite 1600  
Spokane, WA 99201-0466

COURT OF PROBATE PROCEEDINGS AND CAUSE NUMBER: Superior Court, Spokane County, Washington Cause No. 20-4-00902-32 July 2, 9, and 16, 2020

**PUBLIC NOTICE**

Let it be publicly known to all persons, Medical Lake School District #326 Board of Directors will meet in a public meeting on Tuesday, July 28, 2020 at 3:45 p.m. at the Medical Lake School District Office, 116 West Third Street, and will consider adoption of the budget for the 2020-2021 school year. Any interested persons may appear at this meeting, following COVID guidelines, and will be given the opportunity to be heard for or against any part of the proposed budget. Any inquiries regarding this notice should be directed to Chad Moss, Director of Finance, at (509) 565-3119.

July 9, 16, and 23, 2020

**PROBATE  
NOTICE TO CREDITORS  
IN THE SUPERIOR COURT  
OF THE STATE OF  
WASHINGTON  
IN AND FOR THE  
COUNTY OF SPOKANE  
CASE NO: 20-4-00666-32  
RCW 11.40.030**

In the Matter of the Estate of:  
**ROBERT W. COLYAR,**  
Deceased.

The person named below has been appointed and has qualified as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's Attorney at the address stated below, a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced.

The claim must be presented within the later of: (1) thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and non-probate assets.

Date of Filing Notice to Creditors with Clerk of Court: June 9, 2020

Date of first publication: June 11, 2020

**TAMARAE COONEY LEONG,**  
WSBA #46768

Attorney for Estate and Personal Representative  
330 W Indiana Ave.,  
Spokane, WA 99205  
**KENDRA R. CLUBB,**  
Personal Representative  
629 Eastmont Ave.  
East Wenatchee, WA 98802  
July 2, 9, and 16, 2020

**PROBATE  
NOTICE TO CREDITORS  
SUPERIOR COURT,  
STATE OF WASHINGTON,  
COUNTY OF SPOKANE  
No. 20-4-00889-32  
RCW 11.40.040**

In the Matter of the Estate of  
**SHIRLEY H. PERKINS,**  
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 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: July 2, 2020

PERSONAL REPRESENTATIVE: **ROBERTA A. HOLLIDAY**  
ATTORNEYS FOR PERSONAL REPRESENTATIVE: **STEVEN A. CRUMB, ATTORNEY**  
**STEVEN A. CRUMB**  
WSBA #6396

ADDRESS FOR MAILING OR SERVICE  
**STEVEN A. CRUMB, Attorney**  
127 E. Augusta Ave., Suite 200  
Spokane, WA 99207

COURT OF PROBATE PROCEEDINGS AND CAUSE NUMBER: Superior Court, Spokane County, Washington Cause No.: 20-4-00889-32 July 2, 9, and 16, 2020

**PROBATE  
NOTICE TO CREDITORS  
SUPERIOR COURT  
OF THE STATE OF  
WASHINGTON  
IN AND FOR  
SPOKANE COUNTY  
NO. 20-4-00855-32**

In the Matter of the Estate of  
**CAROL A. HIATT,**  
Deceased.

The Personal Representative, **CRAIG A. STEINERT** 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 non-probate assets. DATE OF FIRST PUBLICATION OF THIS NOTICE: July 16, 2020 Send Claims To: Moulton Law Offices, P.S. Attn: Melissa M. Murdock 1220 N. Mullan Road Spokane, WA 99206 July 16, 23, and 30, 2020

**PROBATE  
NOTICE TO CREDITORS  
IN THE SUPERIOR COURT  
OF THE STATE OF  
WASHINGTON  
IN AND FOR THE  
COUNTY OF SPOKANE  
CASE NO: 20-4-00932-32  
RCW 11.40.030**

In the Matter of the Estate of:  
**JUDY A. BAUMAN,**  
Deceased.

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

Date of Filing Notice to Creditors with Clerk of Court: June 23, 2020

Date of first publication: July 2, 2020

**TAMARAE COONEY LEONG,**  
WSBA #46768

Attorney for Estate and Personal Representative  
330 W Indiana Ave.,  
Spokane, WA 99205  
**SHEILA J. WALKER,**  
Personal Representative  
3794 George Rd.  
Loon Lake, WA 99148  
July 2, 9, and 16, 2020

**NOTICE TO CREDITORS  
SUPERIOR COURT,  
STATE OF WASHINGTON,  
COUNTY OF SPOKANE  
Case No.: 20400820-32**

In Re the Matter of the Estate of:  
**JOHN CLAUDE BARRIER**  
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 11.40.010(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 non-probate assets.

Date of first publication: July 2, 2020

Personal Representative: **Quy Barrier** and **Charles J. Barrier**  
Attorney for Personal Representative: **LINWOOD D. SAMPSON**  
Address for Mailing or Service: **N. 1201 Ash, Suite 200**  
Spokane, WA 99201

Law Office of **Linnwood D. Sampson**  
1201 N. Ash Street, Suite 200  
Spokane, WA 99201  
Telephone: 509-327-1545  
Fax: 509-327-1549  
July 2, 9, and 16, 2020

**PROBATE  
NOTICE TO CREDITORS  
IN THE SUPERIOR COURT  
OF THE STATE OF  
WASHINGTON  
IN AND FOR THE  
COUNTY OF SPOKANE  
CASE NO: 20-4-00830-32  
RCW 11.40.030**

In the Matter of the Estate of:  
**DONNA JEAN KROETCH,**  
Deceased.

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

Date of Filing Notice to Creditors with Clerk of Court: June 23, 2020

Date of first publication: July 2, 2020

**TAMARAE COONEY LEONG,**  
WSBA #46768

Attorney for Estate and Personal Representative  
330 W Indiana Ave.,  
Spokane, WA 99205  
**KARRIE C. BRIGHT,**  
Personal Representative  
508 W. Nebraska  
Spokane, WA 99205  
July 2, 9, and 16, 2020

**PROBATE  
NOTICE TO CREDITORS  
IN THE SUPERIOR COURT  
OF THE STATE OF  
WASHINGTON  
IN AND FOR THE  
COUNTY OF SPOKANE  
CASE NO: 20-4-00876-32  
RCW 11.40.030**

In the Matter of the Estate of:  
**EVELYN JOHNSON,**  
Deceased.

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

Date of Filing Notice to Creditors with Clerk of Court: June 23, 2020

Date of first publication: July 2, 2020

**TAMARAE COONEY LEONG,**  
WSBA #46768

Attorney for Estate and Personal Representative  
330 W Indiana Ave.,  
Spokane, WA 99205  
**MARNIE L. BRENDEN,**  
Personal Representative  
606 E. Country Hill Ln.  
Spokane, WA 99208  
July 2, 9, and 16, 2020

**ABANDONED VEHICLE SALE**

Car Year & Make:  
2016 SUBARU

Car Year & Make:  
1999 CHEVROLET

Inspection Time: 9:00 a.m.  
Date of Sale:  
July 17, 2020

Time of Sale: 9:00 a.m.  
Roger's Towing  
1551 W. First  
Cheney, WA 99004  
509-235-8421  
July 16, 2020

ATTEST:  
I, \_\_\_\_\_, County Clerk, do hereby certify that the foregoing is a true and correct copy of the original as filed in my office.

\_\_\_\_\_  
County Clerk

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
Notary Public

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Notary Public

NOTICE OF DEFAULT AND FORECLOSURE SALE Trustee Sale No: 131077-WA Loan No: 562-2177691 Title Order No: 1462369WAD APN 35304.2819 WHEREAS, on 01/16/2009, a certain Deed of Trust was executed by BILLIE EILEEN SENNA, as trustor in favor of WELLS FARGO BANK, N.A. as beneficiary and NORTHWEST TRUSTEE SERVICES LLC as trustee, and was recorded on 01/22/2009 as Document No. 5752083, and WHEREAS, the Deed of Trust was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and WHEREAS the beneficial interest in the Deed of Trust is now owned by the Secretary, pursuant to an assignment recorded 11/30/2017 in document no. 6663277, of Official records in the office of the Recorder of SPOKANE County, WA, and WHEREAS a default has been made in the covenants and conditions of the Deed of Trust PURSUANT TO SECTION 9 (B)(i), OF THE LOAN DOCUMENTS "DUE AND PAYABLE WITH SECRETARY APPROVAL. AS DEFINED, THE LENDER WILL REQUIRE IMMEDIATE PAYMENT IN FULL OF ALL OUTSTANDING PRINCIPAL AND ACCRUED INTEREST IF; THE PROPERTY CEASES TO BE THE PRINCIPAL RESIDENCE OF A BORROWER FOR REASONS OTHER THAN DEATH AND THE PROPERTY IS NOT THE PRINCIPAL RESIDENCE OF AT LEAST ONE OTHER BORROWER." INCLUDING ALL FORECLOSURE FEES, ATTORNEY FEES AND ADVANCES TO SENIOR LIENS, INSURANCE, TAXES AND ASSESSMENTS WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Deed of Trust to be immediately due and payable; NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on 5/24/2017 as Instrument No. 6606167, notice is hereby given that on 08/07/2020, at 10:00AM local time, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder: Lot 21, Block 6, First Addition to Cannon Hill, according to Plat recorded in Volume "L" of Plats, Page 38; Commonly known as: 118 W. 28TH AVE., SPOKANE, WA 99203 The sale will be held: at the South entrance of the Spokane County Courthouse, 1116 W. Broadway, Spokane, WA 99260 The Secretary of Housing and Urban Development will bid \$260,572.94. There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his pro rata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale. When making their bids, all bidders except the Secretary must submit a deposit totaling \$26,057.29 [10% of the Secretary's bid] in the form of a certified check or cashier's check made out to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$26,057.29 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the highest bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveying fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them. The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for a 15-day increments for a fee of \$500.00, paid in advance. The extension fee will be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due. If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to HUD for any costs incurred as a result of such failure. The commissioner may, at the direction of the HUD representative, offer the property to the second highest bidder for an amount equal to the highest price offered by that bidder. There is no right of redemption, or right of possession based upon a right of redemption, in the mortgage or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant. The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgage to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the Secretary of HUD, before public auction of the property is completed. The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is \$260,552.56 as of 08/06/2020, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement. Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below. DATE: 06/24/2020 FORECLOSURE COMMISSIONER: MORTGAGE LENDER SERVICES, INC. 11707 Fair Oaks Blvd., Ste 202 Fair Oaks, CA 95628 (916) 962-3453 Fax: (916) 962-1334 Sale Information Line: 916-939-0772 or www.nationwideposting.com Tara Campbell, Foreclosure Commissioner Officer A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document. State of California, County of Sacramento On 06/24/2020 before me, Marsha Townsend, Notary Public, personally appeared Tara Campbell, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal. Marsha Townsend MARSHA TOWNSEND COMM. # 2255346 NOTARY PUBLIC - CALIFORNIA SACRAMENTO COUNTY MY COMM. EXP. SEP. 19, 2022 NPP0370775 To: CHENEY FREE PRESS 07/16/2020, 07/23/2020, 07/30/2020

**PUBLIC NOTICE  
NOTICE OF SPEED LIMIT  
REDUCTION**

**Limits of Speed Reduction**  
US 395 MP 61.24 to MP 72.36  
Notice is hereby given by the Washington State Department of Transportation that the posted speed limit of 70 MPH in the southbound lanes on the above listed route and mile post will be reduced to a legal speed limit of 60 MPH and will be signed accordingly, beginning in July 2020.

This speed reduction is necessary to ensure safe traffic operations during asphalt milling and repaving operations. The legal speed limit will be returned to 70 MPH once project is completed.

Washington State  
Department of Transportation  
Mike Gribner  
Eastern Regional Administrator  
July 16, 2020



