



PUBLIC LEGAL NOTICES

# Cheney Free Press LEGAL NOTICE ADVERTISING

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TIME IS OF THE ESSENCE

## LEGAL NOTICES

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### NOTICE OF DISSOLUTION

Please take notice that ESP Group, Inc., a Washington Corporation, filed Articles of Dissolution with the Secretary of State of Washington on May 9, 2023.

This notice is published pursuant to RCW 23B.14.030. If you have a claim against ESP Group, Inc., you are hereby requested to present them in accordance with the following:

1. The claim should include a written statement setting forth: (a) the amount of the claim, (b) a detailed description of the basis of the claim, (c) the date the claim was incurred, (d) whether the claim is secured or unsecured, (e) if the claim is secured, a description of the collateral, and (f) any other information that would assist in identifying and determining the nature, amount, and validity of the claim.

2. If the claim includes charges in addition to the principal amount of the claim, the claim should include an itemized statement of all such additional charges.

3. Any claim must be mailed to the following address:

ESP Group, Inc.  
c/o Wolff, Hislop & Crockett, PLLC  
12209 E Mission Ave., Suite 5  
Spokane Valley, WA 99206

NOTE: CLAIMS AGAINST ESP GROUP, INC. MAY BE BARRED IN ACCORDANCE WITH THE PROVISIONS OF RCW 23B.14 IF NOT TIMELY ASSERTED.  
Published July 13, 2023 and 27, 2023

### PROBATE NOTICE TO CREDITORS RCW 11.40.030

IN THE SUPERIOR COURT FOR THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE

No. 22-4-01987-32

In the Matter of the Estate of RICHARD ALLEN FLEETWOOD, 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 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 first publication: July 20, 2023  
Amanda Marie Schmidt, Personal Representative  
Attorney for Personal Representative: MICHELLE K. FOSSUM, WSBA #20249  
SAYRE SAYRE & FOSSUM, P.S.

Address for Mailing or Service: 201 West North River Drive, Suite 460  
Spokane, Washington 99201-2262 (509) 325-7330  
Published July 20, 27 and August 3, 2023

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

No. 23-4-01257-32

In the Matter of the Estate of: JEFFREY BARAN, Deceased.  
The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent that arose before the decedent's death 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: (a) Thirty days after

the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020; or (b) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim will be 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 First Publication: JULY 20, 2023

Personal Representative: KATIE LYNN (BARAN) PARKINS

Attorney for Personal Representative: CAROL J. HUNTER  
Address for Mailing or Service: HUNTER ELDER LAW, PLLC  
2208 West Second Avenue  
Spokane, WA 99201-5417  
(509) 747-0101  
Published July 20, 27 and August 3, 2023

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

Case No.: 23-4-01508-32  
In the Matter of the Estate of: JANICE LOUISE GREENAMYER, 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 non-probate assets.

DATE OF FIRST PUBLICATION: July 20, 2023  
PERSONAL REPRESENTATIVE: JEANINE L. EHRIG  
ATTORNEY FOR THE PERSONAL REPRESENTATIVE: JOSHUA P. GREWE, WSBA #53653  
ADDRESS FOR MAILING OR SERVICE: 103 E. Indiana Ave., Ste. A  
Spokane, WA 99207  
COURT OF PROBATE PROCEEDINGS  
Spokane County Superior  
Published July 20, 27 and August 3, 2023

### PUBLIC NOTICE

The City of Medical Lake has issued a Revised SEPA determination of non-significance (DNS) regarding application LU 2023-005 CA (Critical Area Review). The applicant proposes to build a single-family house on N Martin Street, just north of W Brooks Road, parcels 14073.0253 & 14182.0402, which contains a wetland. Application information is posted on the city website, [medical-lake.org](http://medical-lake.org). Any appeal of a procedural or substantive determination under SEPA shall be filed within twenty-one (21) days from the date of the last newspaper publication of the decision pursuant to RCW 43.21C.080. Any appeal must be commenced in the Spokane County Superior Court, Spokane County, Washington in accordance with RCW 36.70C.040. Such an appeal shall contain, at a minimum, those elements set forth in RCW 36.70C.070. Appeal Deadline Date: August 17, 2023. Direct questions to Elisa Rodriguez, Planning Department, City of Medical Lake, 124 S Lefevre St, Medical Lake, WA. Phone: 509-565-5019. E-mail: [erodriguez@medical-lake.org](mailto:erodriguez@medical-lake.org).  
Published July 20 and 27, 2023

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

Case No.: 23-4-01532-32  
In the Matter of the Estate of: HARRY G. TEAFORD, JR., 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 non-probate assets.

DATE OF FIRST PUBLICATION: July 20, 2023

PERSONAL REPRESENTATIVE: Karen A. Teaford  
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  
Published July 20, 27 and August 3, 2023

### PROBATE NOTICE TO CREDITORS SUPERIOR COURT OF WASHINGTON FOR SPOKANE COUNTY

CASE NO. 23-4-01296-32  
Estates of: MARTIN K. VANZYVERDEN and CAROL B. VANZYVERDEN, Deceased.  
PLEASE TAKE NOTICE  
The above Court has appointed the undersigned as Administrator of Decedent's estate. Any person having a claim against the Decedent must present the claim: (a) Before the time when the claim would be barred by any applicable statute of limitations, and (b) In the manner provided in RCW 11.40.070: (i) By filing the original of the claim with the foregoing Court and (ii) By serving on or mailing to me at the address below a copy of the claim. The claim must be presented by the later 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 Decedents' probate and non-probate assets.

Date of First Publication of this Notice: July 20, 2023  
/s/ STUART VANZYVERDEN  
c/o Janelle K. Scott, WSBA #60905  
DECKER LAW OFFICES  
1919 N. 3rd Street, Coeur d'Alene, ID 83814  
(509) 924-0303 [janelle@greg-deckerlaw.com](mailto:janelle@greg-deckerlaw.com)  
Published July 20, 27 and August 3, 2023

### NOTICE TO CREDITORS:

No Estate of EDWARD HANSON, 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 non-probate assets.

Date of First Publication: 7/4/2023  
Personal Representative: Amber Bingisser

Address for Mailing or Service: 1522 Ham Hill Rd, Centralia, WA 98531  
Court of probate proceedings and cause number: Superior Court of Spokane County  
Published July 13, 20 and 27, 2023

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

NO. 23-4-01449-32  
In the Matter of the Estate of: ALICIA J. CARGILE, 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 non-probate assets.

DATE OF FIRST PUBLICATION: July 13, 2023  
LONNIE L. CARGILE  
Personal Representative  
DOUGLAS • EDEN  
Address: 8012 N. Espe Rd.  
Spokane, WA 99217  
By: RYAN M. DOUGLAS  
Attorney for Estate  
717 W. Sprague Ave., Ste. 1500  
Spokane, Washington 99201-3923  
Telephone: (509) 455-5300  
Published July 13, 20 and 27, 2023

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

Case No.: 23-4-01471-32  
In the Matter of the Estate of: VIRGINIA LEVI, 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 non-probate assets.

DATE OF FIRST PUBLICATION: July 13, 2023  
PERSONAL REPRESENTATIVE: HARVEY PARNELL  
ATTORNEY FOR THE PERSONAL REPRESENTATIVE: JOSHUA P. GREWE, WSBA #53653  
ADDRESS FOR MAILING OR SERVICE: 103 E. Indiana Ave., Ste. A  
Spokane, WA 99207  
COURT OF PROBATE PROCEEDINGS  
Spokane County Superior  
Published July 13, 20 and 27, 2023

### PROBATE NOTICE TO CREDITORS RCW 11.40.030 IN THE SUPERIOR COURT FOR THE STATE OF WASHINGTON AND FOR THE COUNTY OF SPOKANE

No. 23-4-00824-32  
In the Matter of the Estate of:

## CHENEY REALTY INC.

HOMES IN CHENEY  
107 Pineview Pl-5 bds split, 2bth, \$360,000-Bev  
HOMES ON ACREAGE  
S. Andrus Rd-Large 4bd, 3+ acres, \$849,900-Benji  
Medical Lk Rd-3 bd off grid, 10 ac, \$675,000-Bev  
8604 W.White Rd- 3bd, 2+ acres, \$545,000-Bev  
LAKE PROPERTY  
S. Weisman Rd-Secondary, 3bd, 2lots, \$299,900  
S. Weisman-2lots, Williams Lk, \$214,900-Trevar  
Amber Lk-W.Fine Springs Rd-1-ac, \$64,759-Bev  
LOTS OR ACREAGE  
130x 1st St-Commercial corner lot, \$115,000-Brad  
4xx A St - R2 lot, 2 blls to EWU, \$75,000-Brad  
Benji Estrellado.....509-990-9221  
Brad Foien .....509-599-1917  
Bev Heidecker .....509-990-1809  
Dee Malhotra.....509-869-8289  
Trevar Estrellado.....509-570-4111  
304 FIRST ST., STE 101, CHENEY  
[cheneyrealty.com](http://cheneyrealty.com) • 509-235-6191

Cheney Realty  
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CHENEY REALTY\  
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CALKINS  
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 non-probate assets.

Date of first publication: July 13, 2023  
Douglas Calkins, Personal Representative  
Attorney for Personal Representative: MICHELLE K. FOSSUM, WSBA #20249  
SAYRE SAYRE & FOSSUM, P.S.  
Address for Mailing or Service: 201 West North River Drive, Suite 460  
Spokane, Washington 99201-2262 (509) 325-7330  
Published July 13, 20 and 27, 2023

### SUMMONS BY PUBLICATION IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF SPOKANE

CASE NO 23-3-01253-32  
In re marriage of: Fernando Camargo, Petitioner, vs. Rafaela Bezerra Diniz Marinho, Respondent.

The State of Washington to the said Rafaela Bezerra Diniz Marinho: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 13th day of July, 2023, and respond to the above entitled action in the above entitled court, and answer the petition of the petitioner Fernando Camargo, and serve a copy of your response upon the undersigned attorney for petitioner Fernando Camargo at his office below stated; and in case of your failure so to do, judgment will be rendered against you according to the petition, which has been filed with the clerk of said court. This is an action for dissolution of your marriage.  
John Randolph, Petitioner's Attorney.  
1312 N. Monroe St. Ste. 108, Spokane, WA 99201  
County of Spokane  
Washington  
Published July 13, 20, 27, August 3, 10 and 17, 2023

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

No. 23-4-01468-32  
In the Matter of the Estate of: ALBERT F. HACKER, JR., Deceased.  
The co-personal representatives named below have been appointed as co-personal representatives 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-personal representatives or the co-personal representatives' 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 co-personal representatives 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 FIRST PUBLICATION: July 13, 2023  
JAMES R. HARLESS  
Co-Personal Representative  
DOUGLAS • EDEN, P.S.  
Address: 7220 E. Uhlig Rd  
Spokane, WA 99217  
By RYAN M. DOUGLAS  
Attorney for Estate  
Co-Personal Representative  
717 W. Sprague Ave., Ste. 1500  
Spokane, Washington 99201-3923  
Telephone: (509) 455-5300  
Published July 13, 20 and 27, 2023

### NOTICE TO CREDITORS SUPERIOR COURT OF WASHINGTON COUNTY OF SPOKANE RCW 11.40.030

CASE NO. 23-4-00971-32  
In the Matter of the Estate of: DONALD DOUGLAS PIKE 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 non-probate assets. Date of First Publication: May 11, 2023  
Personal Representative: Theresa L. Burns  
Attorney for the Personal Representative: James P. Spurgetis  
Address for Mailing or Service: 422 W. Riverside Ave., Ste. 620  
Spokane, WA 99201-0308  
Dated this 4th day of May 2023.  
Published July 13, 20 and 27, 2023

### PROBATE NOTICE TO CREDITORS (RCW 11.40.030) (NTRCD)

IN THE SUPERIOR COURT OF WASHINGTON FOR SPOKANE COUNTY

No. 23-4-01447-32  
In Re The Estate of: GEORGIANN HANSEN 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 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 First Publication: July 13, 2023

PERSONAL REPRESENTATIVE: James P. Spurgetis  
ATTORNEY FOR THE PERSONAL REPRESENTATIVE: James P. Spurgetis  
Address for Mailing or Service: 422 W. Riverside Ave., Ste. 620  
Spokane, WA 99201-0308  
Dated this 4th day of May 2023.  
Published July 13, 20 and 27, 2023





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NOTICES

# Cheney Free Press LEGAL NOTICE ADVERTISING

TO PLACE A LEGAL AD - CONTACT OUR LEGAL DEPARTMENT • (509) 235-6184 Ext. 0009  
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### NOTICE OF TRUSTEE'S SALE TS #: 22-63103

Title Order #: 220243796-WA-MSO

Grantor: BILLY L ELLIOTT JR AND KAYLAH R BATES HUSBAND AND WIFE. Current beneficiary of the deed of trust: Lakeview Loan Servicing, LLC Current trustee of the deed of trust: North Star Trustee, LLC Current mortgage servicer for the deed of trust: Nationstar Mortgage LLC d/b/a RightPath Servicing Reference number of the deed of trust: 6730404 Parcel Number(s): 35033.6203

I. NOTICE IS HEREBY GIVEN that the undersigned Trustee, North Star Trustee, LLC will on 8/25/2023, 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 at the time of sale, the following described real property, situated in the County of Spokane, State of Washington, to-wit: LOT 3, BLOCK 6, J.J. HILL ESTATES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 16 OF PLATS, PAGES 30 AND 31, RECORDS OF SPOKANE COUNTY, WASHINGTON. SITUATE IN THE CITY OF SPOKANE, COUNTY OF SPOKANE, STATE OF WASHINGTON. Commonly known as:

3716 N GORDON CT  
SPOKANE, Washington 99217

which is subject to that certain Deed of Trust dated 7/31/2018, recorded 8/1/2018, as Instrument No.6730404, records of Spokane County, Washington, from BILLY L ELLIOTT JR AND KAYLAH R BATES HUSBAND AND WIFE, as Grantor(s), to SCOTT R. VALBY, as Trustee, to secure an obligation in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR CORNERSTONE HOME LENDING, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, as Beneficiary, the beneficial interest in which was assigned to Lakeview Loan Servicing, LLC, under an Assignment recorded under Auditor's File No. 7076385.

II. No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust.

III. The default(s) for which this foreclosure is made is/are as follows: Failure to pay when due the following amounts which are now in arrears:

#### PAYMENT INFORMATION

FROM	THRU	NO.PMT	AMOUNT	TOTAL
4/1/2021	06/30/2021	3	\$1,398.03	\$4,194.09
8/1/2022	11/30/2022	4	\$1,461.42	\$5,845.68
12/1/2022	04/18/2023	5	\$1,573.12	\$7,865.60
7/1/2021	06/30/2022	12	\$1,427.63	\$17,131.56
7/1/2022				
Corp. Advances:	07/31/2022	1	\$1,401.86	\$1,401.86
				\$3,300.86

#### PROMISSORY NOTE INFORMATION

Note Dated:	7/31/2018
Note Amount:	\$187,049.00
Interest Paid To:	3/1/2021
Next Due Date	4/1/2021

IV. The sum owing on the obligation secured by the Deed of Trust is: Principal \$179,786.59, together with interest as provided in the note or other instrument secured from 3/1/2021, and such other costs and fees as are due under the note or other instrument secured, and as are provided by statute.

V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on 8/25/2023. The default(s) referred to in Paragraph III must be cured by 8/14/2023, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before 8/14/2023 (11 days before the sale) the default as set forth in Paragraph III 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 8/14/2023 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust, plus costs, fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults.

VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following addresses:

NAME	ADDRESS
BILLY LEE ELLIOTT JR AKA BILLY L ELLIOTT JR AKA BILLY LEE ELLIOTT JR	3716 N GORDON CT SPOKANE, WA 99217-6822
BILLY LEE ELLIOTT JR AKA BILLY L ELLIOTT JR AKA BILLY LEE ELLIOTT JR	5704 N HEMLOCK ST SPOKANE, WA 99205
BILLY LEE ELLIOTT JR AKA BILLY L ELLIOTT JR AKA BILLY LEE ELLIOTT JR C/O DIANE R. BRODERSON	FARNSWORTH BRODERSON, PLLC 1008 N. WASHINGTON SECOND FLOOR SPOKANE, WA 99201-2058
BILLY LEE ELLIOTT JR AKA BILLY L ELLIOTT JR AKA BILLY LEE ELLIOTT JR C/O DIANE R. BRODERSON	FARNSWORTH BRODERSON, PLLC 707 NORTH CEDAR, SUITE 6 SPOKANE, WA 99201
BILLY LEE ELLIOTT JR AKA BILLY L ELLIOTT JR AKA BILLY LEE ELLIOTT JR C/O SHANNON N. ZAHM	8830 N MOUNTAINSHIRE RD POST FALLS, ID 83854-0215
KAYLAH R BATES AKA KAYLAH RUTH BATES	1718 E LINCOLN RD, APT A202 SPOKANE, WA 99217
KAYLAH R BATES AKA KAYLAH RUTH BATES	3716 N GORDON CT SPOKANE, WA 99217-6822
KAYLAH R BATES AKA KAYLAH RUTH BATES C/O BRIAN DYKMAN ATTORNEY AT LAW	222 W MISSION AVE., STE 246 SPOKANE, WA 99201-2341

by both first class and certified mail on 3/6/2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served 3/6/2023, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting.

VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale.

VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property.

IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale.

X. NOTICE TO OCCUPANTS OR TENANTS - The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants and tenants. After the 20th day following the sale the purchaser has the right to evict occupants and tenants by summary proceedings under the Unlawful Detainer Act, 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: Telephone: 1-877-894 HOME (1-877-894-4663)  
Website: <http://www.dfi.wa.gov/consumers/homeownership/>  
The United States Department of Housing and Urban Development: Telephone: 1-800-569-4287  
Website: <http://portal.hud.gov/hudportal/HUD>

The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys  
Telephone: 1-800-606-4819 Web site: <http://www.ocla.wa.gov/>

This office is enforcing a security interest of your creditor. To the extent that your obligation has been discharged by a bankruptcy court or is subject to an automatic stay of bankruptcy, this notice is for informational purposes only and does not constitute a demand for payment or any attempt to collect such obligation.

DATED: 04/19/2023

North Star Trustee, LLC, as Trustee

Lisa Hackney, Vice President of Trustee Operations

Address for service:

North Star Trustee, LLC

6100 219th ST SW, Suite 480

Mountlake Terrace, Washington 98043

Trustee Phone No: (206) 866-5345

Trustee Fax No: (206) 374-2252

Beneficiary / Servicer Phone: 888-480-2432

STATE OF WASHINGTON )

) ss.

COUNTY OF SNOHOMISH )

I certify that I know or have satisfactory evidence that Lisa

Hackney is the person who appeared before me, and said

person acknowledged that (he/she) signed this instrument,

on oath stated that (he/she) was authorized to execute the

instrument and acknowledged it as the Vice President of

Trustee Operations of North Star Trustee,

LLC to be the free and voluntary act of such party for the

uses and purposes mentioned in the instrument.

Dated: 04/19/2023

Kellie Barnes

NOTARY PUBLIC in and for the State of Washington, residing

at Lynnwood, WA

My commission expires 6/10/2024

EPP 37052 Pub Dates 07/27 & 08/17/2023

### NOTICE OF RECEIVERSHIP TO: CREDITORS AND OTHER PARTIES IN INTEREST SUPERIOR COURT, STATE OF WASHINGTON, COUNTY OF SPOKANE

No. 23-2-02557-32

CITY OF SPOKANE, a municipal corporation, Plaintiff,

v.

THE HEIRS AND DEVISEES OF LAURENCE M. VINEYARD, DECEASED: ANGIE S. VINEYARD, REBECCA L. FOREMAN AND NINA VINEYARD HORNE, property owners at 1024 W. York Avenue, Spokane, Washington; STATE OF WASHINGTON, DEPARTMENT OF SOCIAL AND HEALTH SERVICES, a lienholder, Defendants.

PLEASE TAKE NOTICE that a receiver was appointed for 1024 W. York Avenue, Spokane, Washington, whose last known owner are Defendants The Heirs and Devisees of Laurence M. Vineyard, Deceased: Angie S. Vineyard, Rebecca L. Foreman and Nina Vineyard Home. YOU ARE HEREBY FURTHER NOTIFIED that in order to receive any dividend in this proceeding you must file proof of claim with the court within 30 days after the date of this notice.

If you are a state agency, you must file proof of claim with the receiver within 180 days after the date of this notice. A copy of your claim must also be either mailed to or served upon the receiver. DATED this 19th of July, 2023.

TIMOTHY R. FISCHER, WSBA NO. 40075

Winston & Cashatt, Lawyers General Receiver

Published July 27, August 3 and 10, 2023

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

No. 23-4-01579-32

In the Matter of the Estate of; MARY L. TAYLOR, 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 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 in 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 FIRST PUBLICATION:

July 27, 2023

Dated this 21st day of July, 2023.

POWELL, KUZNETZ & PARKER, P.S.

By: Michael M. Parker, WSBA No. 16968

Attorney for Estate

Diane W. Lefcort

Personal Representative

Address for Mailing or Service:

1106 N. Washington Suite A,

Spokane, WA 99201

Published July 27, August 3 and 10, 2023

### PUBLIC HEARING NOTICE

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PARTIES THAT: The City Council of Medical Lake will conduct a Public Hearing regarding an Ordinance amending Section 17.42.030 of the Medical Lake Municipal Code entitled "Shipping containers as storage buildings prohibited".

The public is encouraged to attend. Attendees will have the opportunity to publicly comment on the topic in person or by submitting written comments to the contact person below. The public hearing will be held Tuesday, August 15, 2023, beginning at 6:30 p.m. during the regularly scheduled Council Meeting. The meeting will be held in person at City Hall, 124 S. Lefevre Street, Medical Lake, Washington, and remotely via Zoom.

The Zoom link and all pertinent documents can be found per the published City Council Agenda on the city's website: <https://medical-lake.org/Individuals> planning to attend the meeting who require special assistance to accommodate physical, hearing, or other impairments, please contact City Hall at (509) 565-5000 as soon as possible so that arrangements may be made. Without advance notice, it may not be possible to provide the required accommodation(s). Submit written comments to Sonny Weathers, City Administrator

[sweathers@medical-lake.org](mailto:sweathers@medical-lake.org)  
Published July 27, 2023

### PUBLIC NOTICE

LIBERTY SCHOOL DISTRICT NO. 362 SPOKANE COUNTY, WASHINGTON

NOTICE OF MEETING TO ADOPT 2023-2024 BUDGET AND CONDUCT PUBLIC HEARING

NOTICE is hereby given, pursuant to RCW 28A.505.050 and RCW 28A.505.060, that the Board of Directors (the "Board") of Liberty School District No. 362, Spokane County, Washington (the "District") will hold a regular meeting on July 26, 2023, commencing at 7:00 PM in the Liberty Elementary & Junior High Library located at 29818 S. North Pine Creek Rd, Spangle, Washington. The meeting is called for the purpose of fixing and adopting the budget of the District for the ensuing 2023-2024 fiscal year. Prior to adoption of the 2023-2024 budget, the Board will hold a hearing at 6:30 PM for the purpose of receiving comments from the public on the 2023-2024 budget. Any person may appear at the hearing and be heard for or against any part

of the 2023-2024 budget, the four year budget plan, or any proposed changes to uses of enrichment funding under RCW 28A.505.240 (a/k/a Replacement Educational Programs and Operation Levy). Upon conclusion of the hearing, the Board shall fix and determine the appropriation from each fund contained in the 2023-2024 budget and shall, by resolution, adopt the 2023-2024 budget, the four-year budget plan summary, and the four-year enrollment projection. 2023-2024 budget information may be obtained by contacting Joy Puckett, Director of Finance/HR, at 509-624-4415.

LIBERTY SCHOOL DISTRICT NO. 362 SPOKANE COUNTY, WASHINGTON  
Jerrad Jeske Superintendent and Secretary to the Board of Director  
Published July 13, 20 and 27

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

No. 23-4-01374-32

In the Matter of the Estate of: JOSEPH N. FALCO, 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: (a) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020; or (b) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim will be 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 First Publication: July 13, 2023  
Personal Representative: CHRISTINA R. SIMPSON  
Attorney for Personal Representative: CAROL J. HUNTER  
Address for Mailing or Service: HUNTER ELDER LAW, PLLC 2208 West Second Avenue Spokane, WA 99201-5417 (509) 747-0101  
Published July 13, 20 and 27, 2023

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

CASE NO. 23-4-00929-32

In the Matter of the Estate of: JOHN "JACK" KIRWIN, 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 will be 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 First Publication: July 27, 2023  
Personal Representative: THERESA A. HOOVER  
Attorney for Personal Representative: CAROL J. HUNTER, Address for Mailing or Service: Hunter Elder Law, PLLC 2208 West Second Avenue Spokane, WA 99201-5417 (509) 747-0101  
Published July 27, August 3 and 10, 2023

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

CASE NO. 23-4-01547-32

In the Matter of the Estate of: RONALD WAYERSKI, Decedent.

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: (a) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020; or (b) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim will be 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 First Publication: July 27, 2023  
Personal Representative: THERESA A. HOOVER  
Attorney for Personal Representative: CAROL J. HUNTER, Address for Mailing or Service: Hunter Elder Law, PLLC 2208 West Second Avenue Spokane, WA 99201-5417 (509) 747-0101  
Published July 27, August 3 and 10, 2023

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

CASE NO. 23-4-01547-32  
In the Matter of the Estate of: JOHN "JACK" KIRWIN, Deceased.

of the 2023-2024 budget, the four year budget plan, or any proposed changes to uses of enrichment funding under RCW 28A.505.240 (a/k/a Replacement Educational Programs and Operation Levy). Upon conclusion of the hearing, the Board shall fix and determine the appropriation from each fund contained in the 2023-2024 budget and shall, by resolution, adopt the 2023-2024 budget, the four-year budget plan summary, and the four-year enrollment projection. 2023-2024 budget information may be obtained by contacting Joy Puckett, Director of Finance/HR, at 509-624-4415.

LIBERTY SCHOOL DISTRICT NO. 362 SPOKANE COUNTY, WASHINGTON  
Jerrad Jeske Superintendent and Secretary to the Board of Director  
Published July 13, 20 and 27

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

No. 23-4-01374-32

In the Matter of the Estate of: JOSEPH N. FALCO, 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: (a) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020; or (b) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim will be 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 First Publication: July 27, 2023  
Personal Representative: Barbara J. Hinton  
Attorney for the Personal Representative: James P. Spurgetis  
Address for Mailing or Service: 422 W. Riverside Ave., Ste. 620 Spokane, WA 99201-0308  
Dated this 27th day of April 2023.  
JAMES P. SPURGETIS, WSBA #7949 Attorney for Personal Representative  
Published July 27, August 3 and August 10, 2023

### NOTICE TO CREDITORS (RCW 11.40.030)

SUPERIOR COURT, STATE OF WASHINGTON, SPOKANE COUNTY

No. 23-4-01374-32

In the Matter of the Estate of: JOSEPH N. FALCO, 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





# Cheney Free Press LEGAL NOTICE ADVERTISING

TO PLACE A LEGAL AD - CONTACT OUR LEGAL DEPARTMENT • (509) 235-6184 Ext. 0009  
E-MAIL [legals@cheneyfreepress.com](mailto:legals@cheneyfreepress.com) FAX (509) 235-2887 INSERTION DEADLINE: MONDAY 5 P.M.



LEGAL NOTICES    LEGAL NOTICES    LEGAL NOTICES    LEGAL NOTICES    LEGAL NOTICES    LEGAL NOTICES

## NOTICE OF TRUSTEE'S SALE

Grantor: Inland Foreclosure Services, Inc., Successor Trustee  
Grantee: Numerica Credit Union  
Legal Description: AUDUBON PK RES W1/2 OF L3;E18FT OF L4 B33  
Assessor's Tax Parcel No.: 25024.2904  
Reference No.: 6358574  
Beneficiary: Numerica Credit Union  
Loan Servicer: Numerica Credit Union

I. NOTICE IS HEREBY GIVEN that the undersigned Trustee will on the 25th day of August, 2023, at the hour of 10:00 a.m. at the Spokane County Courthouse, 1116 W. Broadway, Front Entrance in the City of Spokane, State of Washington, sell at public auction to the highest and best bidder, payable at the time of sale, the following described real property, situated in the County of Spokane, State of Washington, to wit: THE EAST 18 FEET OF LOT 4 AND THE WEST HALF OF LOT 3, BLOCK 33, RESURVEY OF AUDUBON PARK ADDITION, AS PER PLAT THEREOF RECORDED IN VOLUME "O" OF PLATS, PAGE(S) 3; Situate in the City of Spokane, County of Spokane, State of Washington. More commonly known as: 3317W.Alice Ave, Spokane, WA99205 which is subject to that certain Deed of Trust dated December 17, 2014, recorded December 24, 2014, under Auditor's File No. 6358574, records of Spokane County, Washington, from Dustin R. Apperson, as Grantor, to First America Title - Spokane, as Trustee, to secure an obligation in favor of Numerica Credit Union, as Beneficiary. II. No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust. III. The defaults for which this foreclosure is made are as follows: Failure to pay when due the following amounts which are now in arrears: Monthly payments and interest as follows: \$607 from April 01, 2022, to April 01, 2023, plus \$19,417.85 in taxes paid on behalf of the borrower. IV. The sum owing on the obligation secured by the Deed of Trust is: Principal \$85,000, together with interest as provided in the note or other instrument secured from the 17th day of December of 2014, and such other costs and fees as are due under the note or other instrument secured, and as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on

the 25th day of August, 2023. The defaults referred to in paragraph III must be cured by the 14th day of August, 2023 (11 days before the sale date), to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time on or before the 14th day of August, 2023 (11 days before the sale date), the default(s) as set forth in paragraph III are cured and the Trustee's fees and costs are paid. The sale may be terminated any time after the 14th day of August, 2023 (11 days before the sale date), and before the sale by Borrower, Grantor, any Guarantor, or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust, plus costs, fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written notice of default was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following addresses: 3317 W. Alice Ave, Spokane WA 99205, by both first class and certified mail on the 23rd day of January, 2023, proof of which is in the possession of the Trustee and the Borrower and Grantor were personally served on the 6th day of March, 2023, with said written notice of default or the written notice of default was posted in a conspicuous place on the real property described in paragraph I above, and the Trustee has possession of proof of such service or posting. 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 objection to the sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale. THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. If you have been previously discharged through bankruptcy, you may have been released of personal liability for this loan in which case this notice is intended to exercise the note holder's rights against the real property only. DATED this \_\_\_ of April, 2023.  
INLAND FORECLOSURE SERVICES, INC.--TRUSTEE  
By: BENJAMIN D. PHILLABAUM, authorized signer  
1235 North Post, Suite 100  
Spokane, WA 99201

(509) 838-6055  
STATE OF WASHINGTON)  
ss.  
County of Spokane )  
On this \_\_\_ day of April, 2023, before me, the undersigned, a Notary Public, duly commissioned and sworn, personally appeared Benjamin D. Phillabaum, to me known to be the authorized signer for Inland Foreclosure Services, Inc. Trustee, that she executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of the corporation, for the uses and purposes therein mentioned, and on oath stated that she is authorized to execute the said instrument. WITNESS my hand and official seal hereto affixed the day and year first above written.  
NOTARY PUBLIC, in and for the State of Washington, residing at Spokane.  
My appointment expires:  
THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME.  
You have only 20 DAYS from the recording date on this notice to pursue mediation.  
DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you are eligible and it may help you save your home. See below for safe sources of help.  
SEEKING ASSISTANCE  
Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your home, 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)  
[http://www.dfi.wa.gov/consumers/homeownership/post\\_purchase\\_counselors\\_foreclosure.htm](http://www.dfi.wa.gov/consumers/homeownership/post_purchase_counselors_foreclosure.htm)  
The United States Department of Housing and Urban Development Toll Free: 1-800-596-4287  
<http://www.hud.gov/offices/hsg/sfh/hcc/fc/index.cfm?webListAction=search&searchstate=WA&filterSvc=dfc>  
The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys Toll Free: 1-800-606-4819  
<http://nwjustice.org/what-clear>  
Published July 27 and August 17, 2023

# CLASSIFIEDS

To place your classified ad. Call 509-235-6184 Deadline: Tuesday, 11 a.m.

## ANNOUNCEMENTS

THE CHENEY Free Press reserves the right to edit copy as necessary to best serve our customers.

- 1 Card of Thanks
- 2 Found
- 3 Lost
- 4 Free

FREE FREEZER- rug shampooer, tables etc. 509-768-7894/ 522 N 8th Cheney

FREE INSULATION - R-21. 4" x 24" - 5' long. 10 newer pieces. Tony 509-235-1360. Calls only

PASTURE GROUND for swathing, approximately four acres. Located off of 904. You cut, you haul and it's yours free. For more information text #509-608-8264. Text message preferred.

WHY USE the Cheney Free Press free column? If you have something to give away - pets, household items, leftover garage sale items, whatever, advertise them in our classified column free! We'll run your ad two consecutive weeks at no charge. (Limit 15 words or less.) Call 235-6184 x 0 Mon. - Thur., 8:30 A.M. - 5 P.M. \*\*We reserve the right to edit copy as necessary.

\*\*\*PLEASE SCREEN inquiries on your pets thoroughly prior to giving to a new home. Some people may not have your animal's best interest at heart.

\*\*\*PLEASE NOTE:\*\*\*All ads in this section must be absolutely free (15 words or less) - no hidden costs - please notify us if this does not apply!!!!

## Help Wanted

SALES ASSOCIATE- Free Press Publishing is seeking a full-time Sales Associate for our Cheney office. Candidates need to have their own vehicle, a valid driver's license and proof of insurance. If interested submit your resume to [advertising@cheneyfreepress.com](mailto:advertising@cheneyfreepress.com).

JOB OPPORTUNITIES - Free Press Publishing is seeking Administrative personnel for various duties: Advertising Sales Associates, Reporters, Receptionists & Legal Clerk. These job opportunities are at various Free Press Office locations. These are not remote positions. From high plains desert to rolling hills, our newspapers cover much of Eastern Washington's "wheat country" across five counties, where small-town living is at its best. Our readers are fiercely loyal, with more than 80% of homes getting the printed newspaper each week in most of our core markets. If you think you have what it takes, we'd like to hear from you. Email a cover letter, resume and clips to [Publisher Roger Harnack at](mailto:Publisher Roger Harnack at)

Roger@cheneyfreepress.com. No telephone calls please.

## 10 Services

MUSIC LESSONS: Violin, Viola, Cello, Guitar. West Plains Musical Discovery Center; westplainsmusicaldiscovery.com Info: Janet Hubbard; 509.230.8742 [jhubbard@westplainsmusicaldiscovery.com](mailto:jhubbard@westplainsmusicaldiscovery.com)

SPRINKLER REPAIR. Fence repair, yard work, landscape construction. Free estimate! Mike 509-879-5910 (CLYNCH5967PL)

TANYA'S SEWING & Alterations. Blind hemming, recreational upholstery repair. Military uniforms while you wait! Appointment, 509-389-7022. 607 S. Lawson, Airway Heights.

BJ ROOFING- residential re-roofs, tear-offs, new construction and commercial work. 509-991-4667

INLAND CENTER for Contemporary Dentistry. Family dentistry, new patients welcome. 1717 1st St., Cheney. 509-235-6241.

COLLINS FAMILY Dentistry. General dentistry, free teeth whitening or \$100 credit towards services with any new patient exam, cleaning and x-ray. 1841 1st St., Cheney. 509-235-8451.

ADVERTISE YOUR business in our Business and Service directory. It's an efficient and cost-effective way to reach new customers every week. Call 235-6184 x5 today for help in placing your ad.

## 12 Youth Employment

IF YOU'RE under the age of 18 and looking for a job, try advertising in the youth employment section of the classified ads. There is no charge to youths to place their ad if under the age of 18.

## FOR SALE

### 13 Rummage/Garage/Yard/Bazaar

YARD SALE- 9501 W. Champion Drive, Cheney. August 4-5, 9am-3pm. Girl's clothes, shoes, pillows, luggage, backpacks, dog kennels, etc.

MULTI FAMILY yard sale and everything must go this weekend. Located at 14424 W. Cameron Rd. Right past the Cheney Funeral Home on the west end of Cheney. Look for the big round signs.

HOUSEHOLD ITEMS, furniture, tools, gardening, crafts, toys, games, puzzles, bedding, lots of adult and children books; pretty much everything except the kitchen sink. No Clothes. July 22-23 and July 29-30 9am-4pm each day. 7608 S Welcome Rd, Medical Lake, WA

NEIGHBORHOOD ESTATE and Yard Sales. Granite Lk. And Stoughton Rds. Cheney/ Four Lakes area. Thur.-Sat. July 27,28,29 - 9am-4pm Cash only, bring help to load. Antiques, appli-

ances, wood cook stove, vintage finds, silverware, 3 dining sets -one with buffet, quilting, lots of crafts, Cricut, dishes, Princess House crystal stemware, serger, garden iron work, clothing -many new, children's furniture, corner cabinet, bookcase, desk, wedding/event items, punch fountain, silver coffee urn, red tables cloths still in package-round and oblong, silver trays, bedroom set, books, magazines, camping, chandeliers, light fixtures, farm items, wood, burning stoves, motorhome, dodge Caravan, linens, bedding, and Christmas. Follow pink signs.

## 15 Computers

TAYLOR COMPUTING Mobile PC Repair & Consulting. Smart phone setup. Repairing computers since 1987. Tenacious, dependable. 9-6 509-280-9198.

## 20 Miscellaneous

Jazzy 600 ES Powerwheel Chair with Roho cushion \$500, Oasis-Space heavy duty rollator walker \$50, Drive raised toilet seat with removable arms, 5" height \$15. 509-703-0589

## 21 Pets

Great Pyrenees Puppies Available Purebred Great Pyrenees puppies looking for employment and their forever homes. Born April 27, 2023. Both parents are working LGDS and on site. Puppies have been around sheep, goats, cats, chickens, cattle and other dogs. Mom says ready to go to new home. Located outside of Ritzville, WA. Vet checked, first shots, and dewormed. \$500 each. Call 509-347-6511 or 509-991-3954.

REACH 93 COMMUNITY newspapers in Washington State by placing a WNPA ad with us. Cheney Free Press, 235-6184.

## 22 Livestock

ATTENTION STOCKMEN - Aug 16 Special Feeder Sale. Aug 30 Small Animal Sale. Lewiston Livestock Market - 208-743-5506, Clay Bickford- 208-791-5090, John Pearson 509-288-0161. E-mail [llm@lewistonlivestock.com](mailto:llm@lewistonlivestock.com).

WHERE'S THE Boxed Beef? Rock-N-Rail Ranch has a great option of locally raised, grass fed, grain finished and USDA beef for your selection. If you prefer larger portions we offer pre-orders of whole and half beef. Visit with Coree Labish at (509)-981-4688 or leave her a message. Visit our website at <https://www.rock-n-railranch.com>.

## 23 Farm Equipment

23 Farm Equipment

## REAL ESTATE

## SHARED HOUSING

## 24 Rooms For Rent

## FOR RENT

### 26 Apartments

AFFORDABLE APTS. for rent in Medical Lake. Secured bldg., quiet, bus stop on corner, 62 or older, or disabled to qualify. Wheelchair accessible. Non-smoking. E.H.O. 509-299-4801 or TTY-711.

### 28 Homes

HOUSE FOR rent. 1016 2nd St., 3 bed/1 bath. \$1100/mth - \$1500 deposit. Minimum FICA score of 670. Avail. 8/1. 509-309-1420

### 31 Senior Housing

## FOR SALE

### 33 Homes

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## COMMERCIAL

### 37 Commercial Properties

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## VEHICLES

### 43 Autos.

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### 47 Auto Auctions

TAKE NOTICE that abandoned vehicles will be sold to the highest bidder at public auction at EVERGREEN STATE TOWING: 6511 N Perry St., on 08/02/2023 @ 10:00 am. vehicle viewing begins 2 hours prior (509)489-8697.

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8604 W.White Rd-3 bd, 2+ acres, \$545,000-Bev  
LAKE PROPERTY  
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S.Weisman-2lots, Williams Lk, \$214,900-Trevan  
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