PUBLIC LEGAL NOTICES

Spokane Valley News Herald
LEGAL NOTICE ADVERTISING

TIME IS OF THE ESSENCE

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LEGAL NOTICES

SUMMONS
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No: 23-2-05302-32
DEBRA CONE, AN UNMARRIED PERSON,
Plaintiff,
v.
DAWN A. WESSELMAN, DECEASED, DAWN A. WESSELMAN'S HEIRS, UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS, BENEFICIAL MORTGAGE CO., ITS SUCCESSORS AND/OR ASSIGNS, AND ALL OTHER PERSONS, ENTITIES OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THAT CERTAIN MANUFACTURED HOME DESCRIBED AS A 1961 COLUM, VEHICLE IDENTIFICATION NUMBER UC10512470, WHICH IS LOCATED AT 1414 S. MILTON STREET, SPOKANE, WA 99224 AND THE STATE OF WASHINGTON, DEPARTMENT OF LICENSING, a governmental agency,
Defendants.
THE STATE OF WASHINGTON, COUNTY OF SPOKANE, to the above-named Defendants:
-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 15th day of December, 2023, and defend the above entitled action, in the above entitled court, and answer the complaint of the plaintiff, DEBRA CONE, and serve a copy of your answer upon the undersigned attorney for plaintiff, Steve K Gustafson, at his office below stated; and in case of your failure to do so, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The object of the action being to quiet title to a manufactured home described as a 1961 COLUM, Title Number 8957420501, Vehicle Identification Number (VIN) UC10512470, and which is located at 1415 S Milton St, Spokane, WA 99224. This summons is issued pursuant to Rule 4 of the Civil Rules for Superior Courts of the State of Washington.
Dated this 12th day of December, 2023.
s/Steve K. Gustafson
Steve K. Gustafson, Bar #29397
Attorney for Plaintiff
1500 W. 4th Ave., Suite 408
Spokane, WA 99201
steve@grlawspokane.com
Published December 15, 22, 29, 2023 and January 5, 12 and 19, 2024

PROBATE NOTICE TO CREDITORS
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No. 23-4-02737-32
In the Matter of the Estate of
JERRY E. NOEL,
Deceased.
The Personal Representative named below has been appointed as the Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to Personal Representative 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:
January 5, 2024
Personal Representative:
Alanna Noel
Attorney for the Personal Representative:
Steven Wee, Esq.
Address for Mailing or Service:
708 N. Argonne Road, Suite 1B
Spokane Valley, WA 99212
Steven Wee, WSBA # 30620
Attorney for the Personal Representative
Published Jan. 5, 12 and 19, 2024

PROBATE NOTICE TO CREDITORS
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No. 23-4-02736-32
In the Matter of the Estate of:
BEVERLY J. EDWARDS,
Deceased.
The Personal Representative named below has been appointed as the Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to Personal Representative 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:
January 5, 2024
Personal Representative:
Rhonda K. Edwards
Attorney for the Personal Representative:
Steven Wee, Esq.
Address for Mailing or Service:
708 N. Argonne Road, Suite 1B
Spokane Valley, WA 99212
Steven Wee, WSBA # 30620
Attorney for the Personal Representative
Published January 5, 12 and 19, 2024

NOTICE OF DISSOLUTION OF INFECTIOUS DISEASES NORTHWEST, P.S.
Please take notice that on December 14, 2023, INFECTIOUS DISEASES NORTHWEST, P.S., a Washington professional service corporation, filed Articles of Dissolution with the Secretary of State of Washington.
If you have a claim against INFECTIOUS DISEASES NORTHWEST, P.S., it is requested that you please present the claim in accordance with the following:
1. The claim should include a written statement setting forth (a) the amount of the claim; (b) 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. The claim should include copies of all supporting documents, such as promissory notes, purchase orders, invoices, itemized statements of running accounts, contracts, and evidence of security interest.
3. 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.
4. The claim should be mailed to the following address:
Infectious Diseases Northwest, P.S.
c/o Paine Hamblen LLP
717 W. Sprague Ave., Ste. 1200
Spokane, WA 99201
5. The deadline for submitting claims is May 4, 2024.
Claims against INFECTIOUS DISEASES NORTHWEST, P.S. may be barred in accordance with the provisions of RCW Chapter 23B.14 if not timely asserted.
Dated this 27th day of December, 2023.
INFECTIOUS DISEASES NORTHWEST, P.S.
By:/s/ Patrick Tennican, M.D.
Name: Patrick Tennican, M.D.
Title: President
Published Jan. 5, 12 and 19, 2024

NOTICE TO CREDITORS
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
Case No.: 23-4-02539-32
In Re the Estate of:
TURINA C. MCCLELLAND,
Deceased.
The person named below has been appointed and has qualified as Administratrix 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 Administratrix or the Administratrix'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 Administratrix 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:
CALEB E. WILSON WSBA #58273
BRADLEY C. CROCKETT WSBA #36709
Wolff, Hislop & Crockett, PLLC
12209 E. Mission Ave., Suite 5
Spokane Valley, WA 99206
JADE LIEBRECHT, Administratrix
Published Jan. 5, 12 and 19, 2024

PROBATE NOTICE TO CREDITORS (RCW 11.40.030)
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No. 23-4-02750-32
In the Matter of the Estate of:
MEGHAN F. WISE,
Deceased.
The undersigned 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 creditors as provided under RCW 11.40.020(1)(c); 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 non-probate assets.
Date of First Publication: January 5, 2024
Personal Representative: John B. Wise
Attorney for the Personal Representative:
Thomas J. Burford
/s/JOHN B. WISE, Personal Representative
Address for Mailing or Service: c/o WITHERSPOON BRAJCICH McPHEE, PLLC
601 W. Main Avenue, Suite 1400
Spokane, WA 99201-0677
Published Jan. 5, 12 and 19, 2024

PROBATE NOTICE TO CREDITORS (RCW 11.40.030)
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No. 23-4-02749-32
In the Matter of the Estate of:
REBECCA L. POWELSON,
Deceased.
The undersigned named below has been appointed as Administrator of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below, a copy of the claim, and filing the original of the claim with the court. The claim must be presented within the later of: (1) thirty days after the Administrator served or mailed the notice to the creditors as provided under RCW 11.40.020(1)(c); 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 non-probate assets.
Date of First Publication: January 5, 2024
Administrator: Carol Powelson
Attorney for the Administrator:
Thomas J. Burford
/s/Carol Powelson, Administrator
Address for Mailing or Service: c/o WITHERSPOON BRAJCICH McPHEE, PLLC
601 W. Main Avenue, Suite 1400
Spokane, WA 99201-0677
Published Jan. 5, 12 and 19, 2024

PROBATE NOTICE TO CREDITORS (RCW 11.40.030)
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No. 24-4-00003-32
In RE the Estate of:
MARY ELIZA SUMMERSON,
Deceased.
The personal representative named below has been appointed as personal representative of this estate. Any person having claims 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 the first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and RCW 11.40.060. This bar is effective as to claims against both the decedent's probate and non-probate assets.
Date of First Publication: January 5, 2024
Personal Representative: TRACY FAULKES
Attorney for the Personal Representative:
JOHN MONTGOMERY
Address for Mailing or Services:
Waldo, Schweda & Montgomery, P.S.
2206 N. Pines Road
Spokane Valley, Washington 99206
Court of probate proceedings and cause number:
Superior Court State of Washington in and for the County of Spokane,
Cause No.: 24-4-00003-32
WALDO, SCHWEDA & MONTGOMERY, P.S.
/s/JOHN MONTGOMERY, WSBA #7485
Attorney for Personal Representative
Published Jan. 5, 12 and 19, 2024

PROBATE NOTICE TOCREDITORS (RCW 11.40.030)
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE
No. 24-4-00004-32
In RE the Estate of:
SHARON LESLIE ELLIS,
Deceased.
The personal representative named below has been appointed as personal representative of this estate. Any person having claims 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 the first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and RCW 11.40.060. This bar is effective as to claims against both the decedent's probate and non-probate assets.
Date of First Publication: January 5, 2024
Personal Representative: JOHN MONTGOMERY
Address for Mailing or Services:
Waldo, Schweda & Montgomery, P.S.
2206 N. Pines Road
Spokane Valley, Washington 99206
Court of probate proceedings and cause number:
Superior Court State of Washington in and for the County of Spokane,
Cause No.: 24-4-00004-32
WALDO, SCHWEDA & MONTGOMERY, P.S.
/s/JOHN MONTGOMERY, WSBA #7485
Personal Representative
Published Jan. 5, 12 and 19, 2024

PARENTAL INTEREST
TO: Anyone Claiming a Parental Interest, except MATTHEW COOPER
You are hereby notified that there has been filed in the Spokane County Superior Court, Cause No. 23-7-02136-32, a Petition for Termination of the Parent-Child Relationship between KATALEIGHA COOPER, born on June 6, 2022 in Spokane Valley, and Anyone Claiming a Parental Interest, except MATTHEW COOPER. The petitioner states the whereabouts of the child's other Parental Interests are unknown, and requests an order terminating the parent child relationship between Kataleigha Cooper and Anyone Claiming a Parental Interest, except MATTHEW COOPER. A court hearing on the matter will be on February 15, 2024 at 9:00 a.m., at Spokane County Superior Court, Courtroom 303, 1116 W. Broadway Avenue, Spokane, WA 99260.
You have the right to be represented by an attorney. If you cannot afford an attorney, an attorney will be appointed for you. Your failure to appear at this hearing or respond to this notice or file a claim of paternity under RCW 26.26 may result in a default order permanently terminating all of your rights to the above-named child.
Published Jan. 12, 19 and 26, 2024

PARENTAL INTEREST
TO: Anyone Claiming a Parental Interest, except JESSE PADILLA
You are hereby notified that there has been filed in the Spokane County Superior Court, Cause No. 23-7-02167-32, a Petition for Termination of the Parent-Child Relationship between MATTEA PADILLA, born on June 22, 2022 in Spokane, and Anyone Claiming a Parental Interest, except JESSE PADILLA. The petitioner states the whereabouts of the child's other Parental Interests are unknown, and requests an order terminating the parent child relationship between Mattea Padilla and Anyone Claiming a Parental Interest, except JESSE PADILLA. A court hearing on the matter will be on February 15, 2024 at 9:00 a.m., at Spokane County Superior Court, Courtroom 303, 1116 W. Broadway Avenue, Spokane, WA 99260.
You have the right to be represented by an attorney. If you cannot afford an attorney, an attorney will be appointed for you. Your failure to appear at this hearing or respond to this notice or file a claim of paternity under RCW 26.26 may result in a default order permanently terminating all of your rights to the above-named child.
Published Jan. 12, 19 and 26, 2024

PARENTAL INTEREST
TO: Anyone Claiming a Parental Interest, except David Parisia
You are hereby notified that there has been filed in the Spokane County Superior Court, Cause Nos. 23-7-02112-32, 23-7-02113-32, and 23-7-02114-32 a Petition for Termination of the Parent-Child Relationship between Gabriella Parisia, born on March 6, 2017, in Spokane, Isabella Parisia, born on March 6, 2017, in Spokane, David Parisia Jr., born June 16, 2015, in Spokane; and Anyone Claiming a Parental Interest, except David Parisia. The petitioner states the whereabouts of the children's other Parental Interests are unknown, and requests an order terminating the parent child relationship between Gabriella Parisia, Isabella Parisia, David Parisia Jr., and Anyone Claiming a Parental Interest, except David Parisia. A court hearing on the matter will be on February 15, 2024 at 9:00 a.m. at Spokane County Superior Court, Courtroom 303, 1116 W. Broadway Avenue, Spokane, WA 99260.
You have the right to be represented by an attorney. If you cannot afford an attorney, an attorney will be appointed for you. Your failure to appear at this hearing or respond to this notice or file a claim of paternity under RCW 26.26 may result in a default order permanently terminating all of your rights to the above-named child.
Published Jan. 12, 19 and 26, 2024

NOTICE OF PUBLIC HEARING
CITY OF SPOKANE VALLEY
HEARING EXAMINER
Hearing Date & Location: Thursday, February 8, 2024, beginning at 9:00 a.m. at Spokane Valley City Hall, 10210 E Sprague Ave, Spokane Valley, WA 99206
Review Authority: Spokane Valley Hearing Examiner
Staff Contact: Martin Palaniuk, Associate Planner, (509) 720-5031, mpalaniuk@spokanevalleywa.gov
File Name & Number/Proposal: CUP-CHC-2023-0001 Evergreen Detox: Request to modify the use of a detox facility from detoxification services only to mental health care services with detoxification incidental to patient care.
Owner: ARGOS, LLC, c/o Greg and Gene Arger, 300 N Mullan Rd, Suite 204, Spokane Valley, WA 99206
Applicant: Land Use Solutions and Entitlement, 9101 N Mt. View Lane, Spokane, WA 99218
Location of Proposal: Tax parcel numbers 45143.9214 and 45143.9269 addressed as 204 N Evergreen Road, Spokane Valley, further located in the SW ¼ of Section 14, Township 25 North, Range 44 East, Willamette Meridian, Spokane County, Washington
Approval Criteria: Spokane Valley Municipal Code (SVMC) Title 19 (Zoning Regulations), Title 20 SVMC (Subdivisions) and Title 21 SVMC (Environmental Controls), SVMC Title 22 (Design & Development Standards) and the City of Spokane Valley Street Standards; the Spokane Regional Stormwater Manual; and the Spokane Regional Health District regulations.
Hearing Process: The meeting will open with the collection of participant information and an overview of how the hearing will progress. This will occur prior to the official opening of the hearing. The Hearing Examiner will then conduct the hearing pursuant to the rules of procedure adopted in SVMC Title 18 (Boards and Authorities) and Appendix B. General public comment will be received on the CUP change of condition application. The public is encouraged to submit written comments prior to the hearing by sending the comments to Martin Palaniuk, 10210 E Sprague Ave, Spokane Valley, WA 99206, or email to mpalaniuk@spokanevalleywa.gov. Comments received will be entered into the record at the time of the public participation portion of the Public Hearing. If you would like to deliver comments to City Hall, you may contact City Hall at (509) 720-5240 for hours of operation to deliver comments the day before the scheduled public hearing. Comments received through US Mail will be included only if they are received prior to the hearing.
Environmental Determination: A Mitigated Determination of Non-Significance (MDNS) was issued pursuant to WAC 197-340(2) on December 29, 2023, with an appeal period ending on January 12, 2024.
Staff Report and Inspection of File: A staff report will be available for inspection seven (7) calendar days before the hearing. The staff report and application file may be inspected at the Spokane Valley Permit Center Monday – Friday from 8:00 a.m. to 5:00 p.m. excluding holidays. If you have any questions, please contact Martin Palaniuk, Associate Planner, Planning Division, at mpalaniuk@spokanevalleywa.gov.
Patricia Rhoades
Deputy City Clerk
Publish: 1/12/24 & 1/19/24

NOTICE OF PUBLIC HEARING
CITY OF SPOKANE VALLEY
HEARING EXAMINER
Hearing Date & Location: Thursday, February 8, 2024, beginning at 9:00 a.m. at Spokane Valley City Hall, 10210 E Sprague Ave, Spokane Valley, WA 99206
Review Authority: Spokane Valley Hearing Examiner
Staff Contact: Martin Palaniuk, Associate Planner, (509) 720-5031, mpalaniuk@spokanevalleywa.gov
File Name & Number/Proposal: 4th & Steen Subdivision – SUB-2023-0006: Preliminary subdivision request to divide 6.4 acres into 25 residential lots and 1 tract for single-family development.
Owner: Ryno Land, LLC, 16309 E Marietta Ave, Spokane Valley, WA 99216
Applicant: Ray Kimball, Whipple Consulting Engineers, 21 S Pines Rd, Spokane Valley, WA 99206
Surveyor: Whipple Consulting Engineers, 21 S Pines Rd, Spokane Valley, WA 99216
Location of Proposal: Tax parcel number 45241.9135, addressed as 16710 E 4th Avenue, located west of and adjacent to Steen Road, southwest of the intersection of E 4th Ave and S Steen Road, further located in the SE ¼ of the NE ¼ of Section 24, Township 25 North, Range 44 East Willamette Meridian, Spokane County, Washington
Approval Criteria: Spokane Valley Municipal Code (SVMC) Title 19 (Zoning Regulations), Title 20 SVMC (Subdivisions) and Title 21 SVMC (Environmental Controls), SVMC Title 22 (Design & Development Standards) and the City of Spokane Valley Street Standards; the Spokane Regional Stormwater Manual; and the Spokane Regional Health District regulations.
Hearing Process: The meeting will open with the collection of participant information and an overview of how the hearing will progress. This will occur prior to the official opening of the hearing. The Hearing Examiner will then conduct the hearing pursuant to the rules of procedure adopted in SVMC Title 18 (Boards and Authorities) and Appendix B. General public comment will be received on the subdivision application. The public is encouraged to submit written comments prior to the hearing by sending the comments to Martin Palaniuk, 10210 E Sprague Ave, Spokane Valley, WA 99206, or email to mpalaniuk@spokanevalleywa.gov. Comments received will be entered into the record at the time of the public participation portion of the Public Hearing. If you would like to deliver comments to City Hall, you may contact City Hall at (509) 720-5240 for hours of operation to deliver comments the day before the scheduled public hearing. Comments received through US Mail will be included only if they are received prior to the hearing.
Environmental Determination: A Mitigated Determination of Non-Significance (MDNS) was issued pursuant to WAC 197-340(2) on December 15, 2023, with an appeal period ending on December 29, 2023.
Staff Report and Inspection of File: A staff report will be available for inspection seven (7) calendar days before the hearing. The staff report and application file may be inspected at the Spokane Valley Permit Center Monday – Friday from 8:00 a.m. to 5:00 p.m. excluding holidays. If you have any questions, please contact Martin Palaniuk, Associate Planner, Planning Division, at mpalaniuk@spokanevalleywa.gov.
Patricia Rhoades
Deputy City Clerk
Publish: 1/12/24 & 1/19/24

INVITATION FOR BIDS
TOWN OF ROCKFORD
2024 SEWER IMPROVEMENTS
NOTICED IS HEREBY GIVEN that the Town of Rockford will open sealed bid proposals and publicly read them aloud on or after 2:00 PM. on February 1st, 2024, at City Hall in Rockford for the 2024 Sewer Improvements Project.
The project consists of the replacement of approximately 850 feet of eight-inch sewer main, four-inch service laterals and associated manholes, reconstruction of the intersection of W. Pacific St. and S. Weaver St., replacement of existing culverts at the intersection, reconditioning of roadside drainage ditches, and restoration of associated landscaping.
Contract Documents and Specifications and any addenda are available at www.questcdn.com Project 8919789. You may download digital copies for the Bidding Documents (including any Addenda) from QuestCDN at www.questcdn.com upon payment of twenty-two dollars ($22.00). Log on to the website and enter Quest Project 8919789. Should you need assistance with this process, please contact Quest CDN at 952-233-1632.
All contractors must be licensed to conduct business in Washington State.
Sealed bid proposals must be delivered to the Town of Rockford (by mail at PO Box 49, Rockford, WA 99030; or in person delivery to W. 20 Emma St., Rockford, WA 99030) by 2:00 PM on the date specified for opening, in a sealed envelope clearly marked "SEALED BID FOR TOWN OF ROCKFORD 2024 SEWER IMPROVEMENTS". In person acceptance of delivered bids will be available during posted City Hall hours.
SEALED BID PROPOSALS MUST BE DELIVERED BEFORE 2:00 P.M.
All bid proposals shall be accompanied by a bid proposal deposit in the form of a certified check, cashier's check, or surety bond in an amount equal to five percent (5%) of the amount of such bid proposal. Only properly executed proposals submitted on the forms furnished by the Town of Rockford will be accepted. All bidders are required to submit a list of subcontractors that will perform work on the project amounting to ten percent (10%) or more of the contract amount.
Rejection of Bids: The Town of Rockford shall have the right to reject any or all bids not accompanied by bid security or data required by the bidding document or a bid in any way incomplete or irregular. The Town of Rockford shall have the right to reject all bids and not award the Work to any bidder. The Town of Rockford is an Equal Opportunity and Affirmative Action Employer. Disadvantaged Business Enterprises (Small, Minority- and Women-Owned Businesses) are encouraged to submit bids. All work performed on the project will be subject to prevailing wage rates.
Award of the construction contract is contingent upon approval by the funding agency.
Published: Jan. 12, and 19, 2024

NOTICE OF PUBLIC HEARING
CITY OF SPOKANE VALLEY
HEARING EXAMINER
Hearing Date & Location: Wednesday, January 31, 2024, beginning at 9:00 a.m. at CenterPlace, 2426 N Discovery Place, Spokane Valley. The SEPA appeal hearing for file #APP-2023-0001 will be conducted prior to the project hearing for the PRD and Subdivision. The project hearing will begin immediately after the appeal hearing conclusion. The hearings are scheduled to occur January 31 - February 2.
Meeting Details: The hearing will be conducted in person, with the option to attend remotely using web and telephone conference tools. Please use the link below in your browser to join the webinar: https://spokanevalley.zoom.us/j/83189495449 or Telephone: US: +1 253 215 8782 WEBNAR ID: 831 8949 5449
Review Authority: Spokane Valley Hearing Examiner
Staff Contact: Lori Barlow, AICP, Senior Planner, (509) 720-5335, LBarlow@spokanevalley.org
File Name & Number/Proposal: Painted Hills PRD and Subdivision (SUB-2015-0001/PRD-2015-0001) – A Planned Residential Development that includes 580 residential units, 22,400 square feet (sf) of retail space, and 29.87 acres of open space. The underlying 99.3 acres will be subdivided into 355 lots and requires a revision to the Special Flood Hazard Area on FEMA Flood Rate Insurance Map panel 53063C0751D (effective date July 6, 2010)
Owner: Black Realty, Inc., 801 W Riverside, Ave. Ste 300, Spokane, WA 99201
Applicant: Whipple Consulting Engineers, 21 S Pines Road, Spokane Valley, @A 99216
Location of Proposal: Tax The site is the former Painted Hills Golf Course, and includes parcel numbers 45334.0109, 45334.0108, 45334.0113, 45334.0110, 44041.9144,45334.9135, 45334.0114, 45336.9191, and 45334.0106, located at the NW intersection of Thorpe Road and Dishman Mica Road, and further located in the SE 1/4 of Section 33, Township 25N, Range 44E, and the NE 1/4 of the NE 1/4, Section 4, Township 24N, Range 44E, and the SW 1/4 of Section 34, Township 25N, Range 44E, Willamette Meridian, Spokane County, Washington
Approval Criteria: Title19 SVMC Zoning, Title 20 SVMC Subdivisions, Title 21 SVMC Environmental Controls, Chapter 22.20 SVMC (Concurrency), SVMC 22.130.040 Spokane Valley Street Standards, SVMC 22.150.040 Spokane Regional Stormwater Manual, Chapter 24.50 SVMC Land Disturbing Activities and the Spokane Regional Health District regulations are the primary development regulations applicable to the site. The project was vested on August 14, 2015 and subject to those regulations in effect on August 14, 2015.
Hearing Process: The Hearing Examiner will conduct the hearing pursuant to the rules of procedure adopted in Title 18 SVMC (Boards and Authorities) and Appendix B. All interested persons may testify at the public hearing and may submit written comments and documents before or at the hearing. The public is encouraged to submit written comments prior to the hearing by sending the comments to Lori Barlow, 10210 E Sprague Ave, Spokane Valley, WA 99206, or email to lbarlow@spokanevalley.org. Comments received will be entered into the record at the time of the public participation portion of the Public Hearing. Comments delivered to City Hall must be received the day before the scheduled public hearing in order to be incorporated into the record. Comments received through US Mail will be included only if they are received prior to the hearing. Any appeal of the Hearing Examiner's decision will be based on the record established before the Hearing Examiner, pursuant to SVMC 17.90 (Appeals). All hearings will be conducted in facilities that are accessible to persons with physical disabilities.
Environmental Determination: A Determination of Significance (DS) was issued pursuant to WAC 197-360 on September 8, 2017; a second DS was issued on October 26, 2018, in response to the revised project. A DEIS was issued on July 16, 2021, pursuant to WAC 197-11-455 and the FEIS was issued June 6, 2023, pursuant to WAC 197-11-460. On June 16, 2023, the adequacy of the FEIS was appealed (APP-2023-0003).
Staff Report and Inspection of File: A staff report will be available for inspection no later than seven (7) calendar days before the hearing. The staff report and application file may be inspected at the Spokane Valley Permit Center Monday – Friday from 8:00 a.m. to 5:00 p.m. excluding holidays. Copies of documents will be made available at a reasonable cost. If you have any questions, please contact Lori Barlow, Senior Planner, at LBarlow@spokanevalley.org.
Patricia Rhoades
Deputy City Clerk
Publish: 01/12/24 & 01/19/24

CITY OF SPOKANE VALLEY
REQUEST FOR QUALIFICATIONS CONSTRUCTION MANAGMENT SERVICES
Pines and Mission Intersection Improvements
The City of Spokane Valley (City) solicits interest from consulting firms with experience and expertise in Construction Management Services. Consultants will be considered for the Pines and Mission Intersection Improvement Project. This agreement will be for approximately one year in duration with the option for the City to extend it for additional time and money if necessary.
The City reserves the right to amend terms of this "Request for Qualifications" (RFQ) to circulate various addenda, or to withdraw the RFQ at any time, regardless of how much time and effort consultants have spent on their responses.
Project Description
The work to be performed by the CONSULTANT consists of providing construction management services for the Pines and Mission Intersection Improvement Project. The proposed improvements include road widening, retaining walls, stormwater and upgrading existing signal. Construction duration is anticipated to be four months. The project is federally (FHWA) funded and has 13% Disadvantage Business Enterprise (DBE) goal for the consultant work.
Construction management services include:
1. Construction management, field inspection, materials testing and construction documentation in conformance with the Washington State Department of Transportation (WSDOT) Local Agency Guidelines (LAG), WSDOT Construction Manual, Standard Specifications, and City of Spokane Valley requirements.
2. Public outreach services.

Evaluation Criteria
Submittals will be evaluated and ranked based on the following criteria:
1. Project Team
2. Project Experience
3. Project Delivery
4. Project Documentation
5. Project Team Location
6. Post Construction Audits
7. DBE Participation Plan
8. Clarity of SOQ

Submittal
For all submittal requirements, please review the complete RFQ, which is available on the City of Spokane Valley webpage, https://www.spokanevalleywa.gov/359/Public-Notices under the "Requests for Proposals/Requests for Qualifications" section. Submittals must include the firm name and main phone number; name and e- mail address for Principal in-Charge and Project Manager; disciplines provided by the firm and total number of employees within Washington State. Similar information shall be provided for any subconsultants. A Business Statement form must be attached to the SOQ for the prime consultant and each sub-consultant (if any).
Please submit ONE electronic copy (pdf format) of your Statement of Qualifications to Glenn Ritter, PE at gritter@spokanevalleywa.gov and Candice Powers-Henderson cphenderson@spokanevalleywa.gov no later than 4:00 p.m. on February 9, 2024. Submittals will not be accepted after that time and date. Any questions regarding this project should be directed to Glenn Ritter at (509) 720-5018 or gritter@spokanevalleywa.gov.
Americans with Disabilities Act (ADA) Information
The City of Spokane Valley in accordance with Section 504 of the Rehabilitation Act (Section 504) and the Americans with Disabilities Act (ADA), commits to nondiscrimination on the basis of disability, in all of its programs and activities. This material can be made available in an alternate format by emailing John Whitehead at jwhitehead@spokanevalleywa.gov or by calling (509) 720-5111.
Title VI Statement
The City of Spokane Valley, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. 2000d to 2000d-4) and the Regulations, hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.
Patricia Rhoades
Deputy City Clerk
Publish: 1/19/24 & 1/26/24

CITY OF SPOKANE VALLEY TOURISM PROMOTION AREA COMMISSION SPECIAL MEETING NOTICE
Notice is hereby given that the City of Spokane Valley Tourism Promotion Area (TPA) Commission will hold a Special Meeting, scheduled for Thursday, January 25, 2024, beginning at 10:00 a.m. The meeting will be held at the City of Spokane Valley City Hall, 10210 E. Sprague Avenue and held remotely via Zoom. The purpose of this meeting will be to review an Administrative Fee request and TPA related items update. The meeting is open to the public and there will be public comment opportunity. Instructions for joining the meeting via Zoom will be included on the agenda for the special meeting.
Robin Holt
Administrative Assistant
(509-720-5333)
PUBLISHED: January 19, 2024

PUBLIC NOTICE
ORCHARD AVENUE IRRIGATION DISTRICT NO. 6 SPOKANE, COUNTY SMALL WORKS ROSTER
Pursuant to Washington State Statute RCW 87.03.436, Orchard Avenue Irrigation District is compiling a "Small Works Roster" of contractors who wish to submit proposals for various construction projects with an estimated cost not exceeding $350,000.00. The roster shall be comprised of contractors who have requested to be placed on this roster and who are properly licensed and registered to perform such work in the State of Washington. The categories of contracting that Orchard Avenue Irrigation District No. 6 may need, include the following:
1. Excavation and earth work
2. Landscape
3. Pipe installation
4. Asphalt paving
5. Concrete work
6. Pump installation and repair
7. Pump station electrical
8. Buildings and Maintenance

Orchard Avenue Irrigation District No. 6; invites all contractors who are interested in performing small works construction to submit their name to Orchard Avenue Irrigation District No. 6, 8101 East Buckeye Avenue, City of Spokane Valley, WA 99212. Minority and women owned contractors are encouraged to respond. Submittals must be received by Orchard Avenue Irrigation District, no later than 15 days after date of publication of legal notice.
Published January 19, 2024

Place your legals in the
SPOKANE VALLEY NEWS HERALD
by calling
509-235-6184

NOTICE OF TRUSTEE'S SALE
File No: 23-00628WA Pursuant to RCW 61.24 et seq. Grantor(s) of Deed of Trust Kelly D. Boyer and Candace Boyer Current Beneficiary U.S. Bank Trust Company, National Association not in its individual capacity but solely as Trustee for the CIM TRUST 2023-NR1 Mortgage-Backed Notes, Series 2023-NR1 Current Trustee Affinia Default Services, LLC Current Mortgage Servicer Nationstar Mortgage, LLC Deed of Trust Recording Number (Ref. #) 5555262 Parcel Number(s) 48131.9025 & 48131.9016 I. NOTICE IS HEREBY GIVEN that the undersigned Trustee will on January 26, 2024, at 10:00 AM sell at public auction located At the South entrance Spokane County Courthouse, 1116 W Broadway, Spokane, WA, 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 NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 28 NORTH, RANGE 44 EAST, W.M., IN SPOKANE COUNTY, WASHINGTON. A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS, AS DESCRIBED IN INSTRUMENT RECORDED SEPTEMBER 28, 1993 UNDER SPOKANE AUDITOR'S FILE NO. 9309280092 Commonly known as: 16515 E Deer Creek Rd., Chattaroy, WA 99003 The above property is subject to that certain Deed of Trust dated June 25, 2007, recorded June 27, 2007, under Auditor's File No. 5555262, records of Spokane County, Washington, from Kelly D. Boyer and Candace Boyer, as Grantor, to First American Title Company as Trustee, to secure an obligation in favor of American General Home Equity, Inc., as Beneficiary, the beneficial interest in which was assigned to U.S. Bank Trust Company, National Association not in its individual capacity but solely as Trustee for the CIM TRUST 2023-NR1 Mortgage-Backed Notes, Series 2023-NR1, under an Assignment recorded under Auditor's File No. 7290610. 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: 1. Failure to pay when due the following amounts which are now in arrears: o $21,067.43 which included the monthly payments, late charges, and accrued fees and costs. IV. The sum owing on the obligation secured by the Deed of Trust is: Principal $131,181.13, together with interest as provided in the Note or other instrument secured from October 1, 2022, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on January 26, 2024. The default(s) referred to in paragraph III must be cured by January 15, 2024 (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 January 15, 2024 (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 January 15, 2024 (11 days before the sale date), and before the sale by the Borrower, Grantor, any Guarantor, or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust, plus costs, fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written notice of default was transmitted by the Trustee to the Borrower and Grantor at the following addresses: Candace Boyer 16515 E Deer Creek Rd Chattaroy, WA 99003 Candace Boyer 16515 E Deer Creek Rd Chattaroy, WA 99003 KellyD. Boyer 16515 E Deer Creek Rd Chattaroy, WA 99003 KellyD. Boyer 16515 E Deer Creek Rd Chattaroy, WA 99003 by both first class and certified mail on July 26, 2023; and the notice of default was personally served upon the Borrower and Grantor, or was posted in a conspicuous place on the real property described in paragraph I above on July 26, 2023. The Trustee has possession of proof of mailing, and 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 an objection to the sale on any grounds whatsoever are afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to the RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale. X. NOTICE TO OCCUPANTS OR TENANTS: The purchaser at the trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the Deed of Trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale, the purchaser has the right to evict occupants who are not tenants by summary proceedings 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 until 90 calendar days BEFORE the date of sale listed in this Notice of Trustee Sale to be referred to mediation. If this is an amended Notice of Trustee Sale providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in this amended Notice of Trustee Sale. 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/post_purchase_counselors_foreclosure.htm The United States Department of Housing and Urban Development: Telephone: 1-800-569-4287 Website: http://www.hud.gov/offices/hsg/sfh/hcc/fc/index.cfm?webListAction=search&searchstate=WA&filterSvc=dfc The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: 1-800-606-4819 Website: http://nwjustice.org/what-clear PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT AFFINIA DEFAULT SERVICES, LLC MAY BE DEEMED TO BE A DEBT COLLECTOR AND ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE. DATED September 15, 2023. By: Samantha Snyder Name: Samantha Snyder Title: Foreclosure Specialist of Affinia Default Services, LLC 320 120th Ave. NE, Suite B203 Bellevue, WA 98005 (425) 800-4703 NPP0440589 To: SPOKANE VALLEY NEWS HERALD 12/22/2023, 01/12/2024

PUBLIC LEGAL NOTICES

Spokane Valley News Herald
LEGALS

TIME IS OF THE ESSENCE

TO PLACE A LEGAL AD - CONTACT OUR LEGAL DEPARTMENT

(509) 235-6184 FAX (509) 235-2887 INSERTION DEADLINE: TUESDAY 5 P.M. • P.O. Box 218, Cheney, WA 99004

NOTICE OF DISSOLUTION

Please take notice that JOEL BLAKE, DMD, PLLC, a Washington Professional Limited Liability Company, filed a Certificate of Dissolution with the Secretary of State of Washington.

This notice is published pursuant to RCW 25.15 et seq. If you have a claim against JOEL BLAKE, DMD, PLLC, you are hereby requested to present such claim 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:

JOEL BLAKE, DMD, PLLC
c/o WHC Attorneys, PLLC
12209 E Mission Ave, Suite 5
Spokane Valley, WA 99206

NOTE: CLAIMS AGAINST JOEL BLAKE, DMD, PLLC MAY BE BARRED IN ACCORDANCE WITH THE PROVISIONS OF RCW 25.15 IF NOT TIMELY ASSERTED.

Published January 19, 26 and February 2, 2024

NOTICE OF MITIGATED DETERMINATION OF NON-SIGNIFICANCE (MDNS)

City of Spokane Valley
Date Issued: January 19, 2024
File Number & Name: SUB-2023-0007 / Valleyway Properties Subdivision
Proposal Description: Subdivision of 1.19 acres into 15 residential lots.
Proposal Location: Parcels 45154.1004 and 45154.1007, addressed as 13411 and 13423 E Valleyway Avenue, further located in the NW ¼ of the SE ¼ of Section 15, Township 25 North, Range 44 East, Willamette Meridian, Spokane County, Washington
Owner: Valleyway Properties, LLC. 13428 East Sanson Avenue, Spokane Valley WA, 99216
APPLICANT: Whipple Consulting Engineers. 21 S. Pines Road, Spokane Valley WA, 99206
Lead Agency: City of Spokane Valley

The lead agency for this proposal has determined that this project does not have a probable significant adverse impact on the environment. An Environmental Impact Statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

Determination: This MDNS is issued under WAC 197-11-340(2). The lead agency will not act on this proposal for 14 days from the date issued. Comments must be received by 4:00 p.m. on February 2, 2024.

Staff Contact: Levi Basinger, Associate Planner, City of Spokane Valley, 10210 East Sprague Ave, Spokane Valley, WA 99206, PH (509) 720-5332; lbasinger@spokanevalleywa.gov

Responsible Official: Chaz Bates, AICP, Planning Manager

Mitigation Measures: (1) Prior to issuance of the Engineered Grading Permit, the applicant shall submit a Cultural Resource Survey report completed by a qualified professional to the Spokane Valley Planning Division. In addition to the report, the applicant shall submit evidence of the acceptance/concurrence with the findings in the report from the Washington State Department of Archaeology and Historic Preservation and the Spokane Tribe of Indians. (2) Prior to issuance of the Engineered Grading Permit, an Inadvertent Discovery Plan shall be prepared by the applicant and submitted to the Spokane Valley Planning Division.

Appeal: An appeal of this determination shall be submitted to the Community & Public Works Department within fourteen (14) calendar days after the date issued. The appeal must be written, and specific factual objections made to the City's threshold determination. Appeals shall be conducted in conformance with Spokane Valley Municipal Code (SVMC) 17.90 Appeals, and any required fees pursuant to the City's adopted Fee Schedule shall be paid at the time of appeal submittal. Pursuant to WAC 197-11-680, appeals shall be limited to a review of a final threshold determination.

Patricia Rhodes, Deputy City Clerk
Spokane Valley
PUBLISH: 01/19/2024

NOTICE OF SALE OF REAL ESTATE SUPERIOR COURT OF WASHINGTON COUNTY OF SPOKANE

CASE NO. 18-4-01183-5
In the Guardianship/Conservatorship of:
LINDA PROCOPIO,
Individual.

NOTICE IS HEREBY GIVEN that Gay Lynn of Gem Guardianship, in her capacity as Conservator of the Estate, will apply to the Court for confirmation of the sale of the following described real estate:

The property is commonly known as 2925 N. West Oval St., Spokane, Washington 99205 and is legally described as follows: Lot 1 and the North 5 feet of Lot 2 in Block 5 of CORBIN PARK ADDITION, as per plat thereof recorded in Volume "D" of Plats, Page 61; situate in the City of Spokane, County of Spokane, State of Washington
Tax Parcel Number: 35072.1401

The proposed sale will be for the cash purchase price of $370,000.00. RCW 11.56.110 provides that any increased bid pursuant to this Notice must be ten percent (10%) higher than the above amount, must be filed with the Court, and must be accompanied by a deposit of twenty percent (20%) of the bid amount in the form of cash, money order, cashier's check, or certified check. This increased bid must be filed with the Superior Court, Spokane County, 1116 West Broadway, Spokane, Washington 99260-0350, and the funds deposited with the Clerk of the Court on or before Wednesday, February 7, 2024. Any such bidder should review the additional requirements of RCW 11.56.110.

DATED this 10th day of January 2024.
MARK R. IVERSON, P.S.
MARK R. IVERSON, WSBA #18312
Attorney for Guardian/Conservator
Published January 19 and 26, 2024

PROBATE NOTICE TO CREDITORS RCW 11.40.070 IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF SPOKANE

No. 24-4-00032-32
In the Matter of the Estates of
ROBERT H. KIEFER
(DOD – 12/19/23)
and
GLADYS I. KIEFER
(DOD – 11/27/22)
Deceased

The person named below has been appointed as Personal Representative of these estates. Any person having a claim against the decedents must present the claim, before the time such claims would be barred by any otherwise applicable statute of limitations, in the manner provided in RCW 11.40.070 by 1) filing the original of the claim with the court and 2) serving a copy of the claim on the personal representative or the personal representative's attorney at the address stated below. The claim must be presented within the later of: 1) Thirty days after the personal representative served or mailed this Notice to the creditor as provided under RCW 11.40.020(3); or 2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in section 11 of this act and RCW 11.40.060. This bar is effective as to claims against both the decedents' probate and nonprobate assets.

DATE OF FIRST PUBLICATION: January 19, 2024
Dennis R. Kiefer, Personal Representative of the Estates of Robert H. Kiefer and Gladys I. Kiefer
Attorney for Estates:
Jane G. Bitz, Of Counsel
WOLFF, HISLOP & CROCKETT, PLLC
12209 E. Mission Ave., Suite 5
Spokane Valley, WA 99206
Published January 19, 26 and February 2, 2024

NOTICE TO CREDITORS SUPERIOR COURT, STATE OF WASHINGTON, COUNTY OF SPOKANE

No.:24-4-00016-32
In the Matter of the Estate of:
MARION L. GUFFIN,
Deceased.

The Personal Representative named below has been appointed and has qualified as Personal Representative of this Estate. Persons having a claim against the deceased must, prior to the time such claim would be barred by any otherwise applicable statute oflimitations, serve their claim on the Personal Representative or on the attorney of record at the address stated below and file an executed copy of the claim with the Clerk of this Court within four (4) months after the date of first publication of this Notice, or within four (4) months after the date of the filing of the copy of this Notice with the Clerk of the Court, whichever is the later or, except under those provisions included in RCW 11.40.011 or Section 4 of this Act, the claim will be forever barred.

DATE OF FILING NOTICE TO CREDITORS with the Clerk of the Court:
January 11, 2024
Date of First Publication: January 19, 2024
RANDY L. GUFFIN
Personal Representative
Address: 4721 N. Normandie
Spokane, WA 99205
Crary, Chuang & Domanico, PS
ATTORNEYS AT LAW
EAST 94 I 7TRENT A VENUE
SPOKANE, WASHINGTON 99206-4215
(509) 926-4900
FAX: (509) 924.7771
Published January 19, 26 and February 2, 2024

NOTICE TO CREDITORS REGARDING VACANCY AND SUCCESSION OF PERSONAL REPRESENTATIVE RCW 11.40.150 SUPERIOR COURT OF WASHINGTON County of Spokane

CASE NO. 23-4-00804-32
In the Matter of the Estate of:
CINDI RAE SHARPE, formerly known as CINDI RAE BROUILLET,
Deceased.

The original Personal Representative of this Estate has been removed, creating a vacancy. The Successor Personal Representative named below has been appointed as the new 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 Successor Personal Representative or the Successor 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 by the original Personal Representative as provided under RCW 11.40.020(1)(b), together with the time between the creation of the vacancy and the first publication of the vacancy and succession, as provided under RCW 11.40.150(2). 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:
April 28, 2023
Date of Vacancy and Succession:
December 5, 2023
Date of First Publication of Vacancy and Succession: January 19, 2024
Successor Personal Representative:
James P. Spurgetis
Address for Mailing or Service:
422 W. Riverside Ave., Ste. 620
Spokane, WA 99201-0308
Dated this 11th day of JANUARY 2024.
Gregory T. Spurgetis
GREGORY T. SPURGETIS, WSBA #61198
Published January 19 and 26, 2024

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

No. 24-4-00055-32
In the Matter of the Estate of:
STEVEN J. VICTORSON,
Deceased.

The undersigned 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 creditors as provided under RCW 11.40.020(1)(c); 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 non-probate assets.

Date of First Publication: January 19, 2024
Personal Representative:
Patricia L. Victorson
Attorney for the Personal Representative:
Thomas J. Burford
/s/Patricia L. Victorson, Personal Representative
Address for Mailing or Service: c/o WITHERSPOON BRAJCICH McPHEE, PLLC
601 W. Main Avenue, Suite 1400
Spokane, WA 99201-0677
Published January 19, 26 and February 2, 2024

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

No. 24-4-00064-32
In the Matter of the Estate of
RICHARD W. JOHNSON,
Deceased.

The Personal Representative named below has been appointed as the Personal Representative of the 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 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 the Decedent's probate and non-probate assets.

Date of First Publication: January 19, 2024
Personal Representative: Leah Johnson
Address for Mailing Notice: Evergreen Estate & Elder Law
Mirisa Torres, WSBA #38089
818 W. Riverside Ave., Ste. 510
Spokane, WA 99201
Telephone Number: 509-325-5222
Published January 19, 26 and February 2, 2024

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

No. 24-4-00067-32
In the Matter of the Estate of
KATHY L. LEFKOWSKI,
Deceased.

The Personal Representative named below has been appointed as the Personal Representative of the 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 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 the Decedent's probate and non-probate assets.

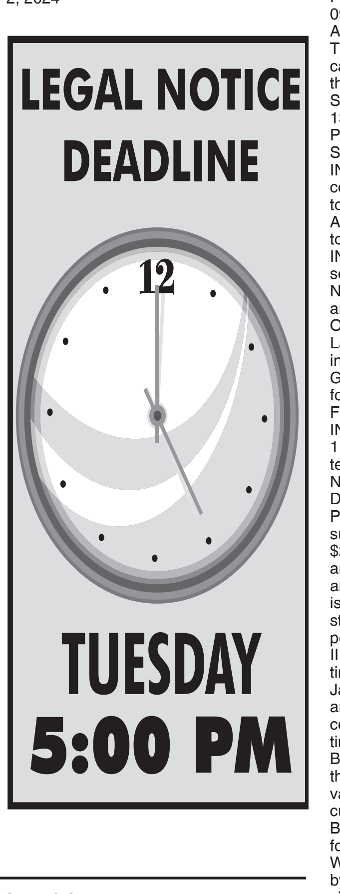
Date of First Publication: January 19, 2024
Personal Representative: Timothy E. Lefkowski
Address for Mailing Notice: Evergreen Estate & Elder Law
Mirisa Torres, WSBA #38089
818 W. Riverside Ave., Ste. 510
Spokane, WA 99201
Telephone Number: 509-325-5222
Published January 19, 26 and February 2, 2024

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

Case No.:23-4-00974-39
In the Matter of the Estate of
STANLEY L. PETERSEN,
Deceased.

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

1DATE OF FIRST PUBLICATION:
JANUARY 19, 2024
RUDY REIMER
Personal Representative
HALVERSON I NORTHWEST LAW GROUP, P.C.
By:
STEPHEN R. WINFREE, WSBA #6828
Attorney for Personal Representative
Address for Mailing or Service:
STEPHEN R. WINFREE
HALVERSON I NORTHWEST LAW GROUP, P.C.
910 Franklin Avenue, Suite 1 (Overnight Shipping)
P. O. Box 210 (US Mail)
Sunnyside, WA 98944
Telephone: (509)837-5302
Published January 19, 26 and February 2, 2024



NOTICE OF TRUSTEE'S SALE

TS #: 23-64732
Title Order #: 230145835-WA-MSI

Grantor: JESSICA D JULIAN AND KRAIG D HUNTER, WIFE AND HUSBAND AND SHARON M HEFFELFINGER, A SINGLE WOMAN, AS TENANTS IN COMMON
Current beneficiary of the deed of trust: Residential Wholesale Mortgage, Inc., dba RWM Home Loans
Current trustee of the deed of trust: North Star Trustee, LLC
Current mortgage servicer for the deed of trust: Dovenmuehle Mortgage, Inc.
Reference number of the deed of trust: 7229261
Parcel Number(s): 35033.1604

I. NOTICE IS HEREBY GIVEN that the undersigned Trustee, North Star Trustee, LLC will on 2/16/2024, at 10:00 AM at the South entrance Spokane County Courthouse, 1116 W Broadway, Spokane, WA 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:

LOTS 7 AND 8 IN BLOCK 16 OF MINNEHAHA ADDITION, AS PER PLAT RECORDED IN VOLUME "A" OF PLATS, PAGE 94; SITUATE IN THE CITY OF SPOKANE, COUNTY OF SPOKANE, STATE OF WASHINGTON.

Commonly known as:
3003 E BRIDGEPORT AVE
SPOKANE WASHINGTON 99207

which is subject to that certain Deed of Trust dated 7/29/2022, recorded 8/3/2022, as Instrument No. 7229261, records of Spokane County, Washington, from JESSICA D JULIAN AND KRAIG D HUNTER, WIFE AND HUSBAND AND SHARON M HEFFELFINGER, A SINGLE WOMAN, AS TENANTS IN COMMON, as Grantor(s), to WFG NATIONAL TITLE COMPANY OF EASTERN WA, as Trustee, to secure an obligation in favor of Mortgage Electronic Registration Systems, Inc. ("MERS"), as designated nominee for RESIDENTIAL WHOLESALE MORTGAGE, INC., beneficiary of the security instrument, its successors and assigns, as Beneficiary, the beneficial interest in which was assigned to Residential Wholesale Mortgage, Inc., dba RWM Home Loans, under an Assignment recorded under Auditor's File No. 7297453.

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
11/1/2022	09/22/2023	11	$2,130.03	$23,430.33
Corporate Advances:				$3,442.77
Other Fees:				$200.00
LATE CHARGE INFORMATION				TOTAL
TOTAL LATE CHARGES				$298.92
PROMISSORY NOTE INFORMATION				
Note Dated:				7/29/2022
Interest Paid To:				10/1/2022
Next Due Date:	1			1/1/2022

IV. The sum owing on the obligation secured by the Deed of Trust is: Principal $290,657.11, together with interest as provided in the note or other instrument secured from 10/1/2022, and such other costs and fees as are due under the note or other instrument secured, and as are provided by statute.

V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on 2/16/2024. The default(s) referred to in Paragraph III must be cured by 2/5/2024, (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 2/5/2024 (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 2/5/2024 (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
JESSICA D JULIAN	3003 E BRIDGEPORT AVE SPOKANE WA 99207
JESSICA D JULIAN	6622 N PERRINE RD SPOKANE, WA 99217
KRAIG D HUNTER	3003 E BRIDGEPORT AVE SPOKANE WA 99207
KRAIG D HUNTER	6622 N PERRINE RD SPOKANE, WA 99217
SHARON M HEFFELFINGER	3003 E BRIDGEPORT AVE SPOKANE WA 99207
SHARON M HEFFELFINGER	6622 N PERRINE RD SPOKANE, WA 99217

by both first class and certified mail on 8/18/2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served 8/18/2023, 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 until 90 calendar days BEFORE the date of sale listed in this Notice of Trustee Sale to be referred to mediation. If this is an amended Notice of Trustee Sale providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in this amended Notice of Trustee Sale.

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: 1-877-894HOME (1-877-894-4663)
Web site: http://www.dfi.wa.gov/consumers/homeownership/
The United States Department of Housing and Urban Development: Telephone: 1-800-569-4287
Web site: http://portal.hud.gov/hudportal/HUD
The statewide civil legal aid hotline for assistance and re ferrals 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: 10/9/2023
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: 866-397-5370

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: 10/9/2023
Kellie Barnes
NOTARY PUBLIC in and for the State of Washington, residing at Lynnwood, WA
My commission expires 6/10/2024
EPP 38361 Published January 19 and February 2, 2023

NOTICE OF TRUSTEE'S SALE

TS No WA07000024-23-1 TO No 230028796-WA-MSI PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: CORVIN COGLEY AN UNMARRIED MAN, AND JORDAN RAE LEU AN UNMARRIED WOMAN Current Beneficiary of the Deed of Trust: Lakeview Loan Servicing, LLC Original Trustee of the Deed of Trust: WFG NATIONAL TITLE COMPANY OF EASTERN WA Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: LoanCare, LLC Reference Number of the Deed of Trust: Instrument No. 7147626 Parcel Number: 36341.1302 I. NOTICE IS HEREBY GIVEN that on January 26, 2024, 09:00 AM, Outside the East Entrance, Spokane County Courthouse, 1116 West Broadway Avenue, Spokane, WA 99260, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of Spokane, State of Washington, to-wit: THE WEST 15 FEET OF LOT 2 AND ALL OF LOT 3 IN BLOCK 13 OF COLUMBIA ADDITION, AS PER PLAT RECORDED IN VOLUME "B" OF PLATS, PAGE 55; TOGETHER WITH THE NORTH HALF OF THE VACATED ALLEY LYING SOUTHERLY OF AND ADJOINING SAID LOTS AS PER ORDINANCE C35803; SITUATE IN THE COUNTY OF SPOKANE, STATE OF WASHINGTON. APN: 36341.1302 More commonly known as 3832 E CENTRAL AVE, SPOKANE, WA 99217-6583 which is subject to that certain Deed of Trust dated November 4, 2021, executed by CORVIN COGLEY AN UNMARRIED MAN, AND JORDAN RAE LEU AN UNMARRIED WOMAN as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ENVOY MORTGAGE, LTD., Beneficiary of the security instrument, its successors and assigns, recorded November 8, 2021 as Instrument No. 7147626 and the beneficial interest was assigned to Lakeview Loan Servicing, LLC and recorded February 15, 2023 as Instrument Number 7268217 of official records in the Office of the Recorder of Spokane County, Washington. II. No action commenced by Lakeview Loan Servicing, LLC, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From September 1, 2022 To September 19, 2023 Number of Payments 1 $17,475.03 Total $17,475.03 LATE CHARGE INFORMATION September 1, 2022 September 19, 2023 $316.32 $316.32 PROMISSORY NOTE INFORMATION Note Dated: November 4, 2021 Note Amount $230,743.00 Interest Paid To: August 1, 2022 Next Due Date: September 1, 2022 Current Beneficiary: Lakeview Loan Servicing, LLC Contact Phone No: (800) 909-9525 Address: 3637 Sentara Way, Virginia Beach, VA 23452 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of $227,614.13, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on January 26, 2024. The defaults referred to in Paragraph III must be cured by January 15, 2024, (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 January 15, 2024 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the January 15, 2024 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Lakeview Loan Servicing, LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS CORVIN COGLEY 3832 E CENTRAL AVE, SPOKANE, WA 99217-6583 JORDAN RAE LEU 3832 E CENTRAL AVE, SPOKANE, WA 99217-6583 by both first class and certified mail on February 16, 2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place February 16, 2023 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: September 19, 2023 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 95892, Pub Dates: 12/29/2023, 1/19/2024, VALLEY NEWS HERALD

NOTICE OF TRUSTEE'S SALE

TS No WA07000123-23-1 TO No 230182036-WA-MSI PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: NOAH JAMES COBLE, AN UNMARRIED MAN, AND RANDI LEA COBLE, AN UNMARRIED WOMAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP Current Beneficiary of the Deed of Trust: Idaho Housing and Finance Association (which also dba HomeLoanServ) Original Trustee of the Deed of Trust: BRAD MAURITZEN Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Idaho Housing and Finance Association dba HomeLoanServ Reference Number of the Deed of Trust: Instrument No. 7236717 Parcel Number: 45071.0701 I. NOTICE IS HEREBY GIVEN that on January 26, 2024, 09:00 AM, Outside the East Entrance, Spokane County Courthouse, 1116 West Broadway Avenue, Spokane, WA 99260, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of Spokane, State of Washington, to-wit: LOT 1, BLOCK 1, R.H. WOODARD`S ADDITION TO MILLWOOD, AS PER PLAT RECORDED IN VOLUME "T" OF PLATS, PAGE 13, RECORDS OF SPOKANE COUNTY; SITUATE IN THE CITY OF MILLWOOD, COUNTY OF SPOKANE, STATE OF WASHINGTON. APN: 45071.0701 More commonly known as 8819 E FREDERICK AVE, MILLWOOD, WA 99212 which is subject to that certain Deed of Trust dated September 1, 2022, executed by NOAH JAMES COBLE, AN UNMARRIED MAN, AND RANDI LEA COBLE, AN UNMARRIED WOMAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ENVOY MORTGAGE, LTD, Beneficiary of the security instrument, its successors and assigns, recorded September 1, 2022 as Instrument No. 7236717 and the beneficial interest was assigned to Idaho Housing and Finance Association (which also dba HomeLoanServ) and recorded May 8, 2023 as Instrument Number 72827820 of official records in the Office of the Recorder of Spokane County, Washington. II. No action commenced by Idaho Housing and Finance Association (which also dba HomeLoanServ), the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From November 1, 2022 To September 13, 2023 Number of Payments 1 $19,154.63 Total $19,154.63 LATE CHARGE INFORMATION November 1, 2022 September 13, 2023 $488.79 $488.79 PROMISSORY NOTE INFORMATION Note Dated: September 1, 2022 Note Amount $239,112.00 Interest Paid To: October 1, 2022 Next Due Date: November 1, 2022 Current Beneficiary: Idaho Housing and Finance Association (which also dba HomeLoanServ) Contact Phone No: (800) 526-7145 Address: 565 W Myrtle St., Boise, ID 83702 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of $239,112.00, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on January 26, 2024. The defaults referred to in Paragraph III must be cured by January 15, 2024, (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 January 15, 2024 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the January 15, 2024 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Idaho Housing and Finance Association (which also dba HomeLoanServ) or Trustee to the Borrower and Grantor at the following address(es): ADDRESS NOAH JAMES COBLE 8819 E FREDERICK AVE, MILLWOOD, WA 99212 NOAH JAMES COBLE 12504 EAST OLIVE AVE #4, SPOKANE VALLEY, WA 99216 RANDI LEA COBLE 8819 E FREDERICK AVE, MILLWOOD, WA 99212 RANDI LEA COBLE 12504 EAST OLIVE AVE #4, SPOKANE VALLEY, WA 99216 by both first class and certified mail on June 20, 2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place June 16, 2023 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Telephone: (877) 894-4663 or (800) 606-4819 Website: www.wshfc.org The United States Department of Housing and Urban Development: Telephone: (800) 569-4287 Website: www.hud.gov The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: (800) 606-4819 Website: www.homeownership.wa.gov Dated: September 13 , 2023 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 95733, Pub Dates: 12/29/2023, 1/19/2024, VALLEY NEWS HERALD

Spokane Valley News Herald
LEGALS

PUBLIC LEGAL NOTICES

TIME IS OF THE ESSENCE

TO PLACE A LEGAL AD - CONTACT LIZ POWELL
(509) 235-6184 FAX (509) 235-2887 INSERTION DEADLINE: TUESDAY 5 P.M. • P.O. Box 218, Cheney, WA 99004

NOTICE OF TRUSTEE'S SALE OF COMMERCIAL LOAN(S)

POST AT: 809 1st Street, Cheney, WA 99004
TO:
Carlos A. Fuentes
809 1st Street
Cheney, WA 99004
Carlos A. Fuentes
PO Box 523
Cheney, WA 99004
Carlos A. Fuentes
2302 1st Street
Cheney, WA 99004
Carlos A. Fuentes
235 E. 1st St.
Spangle, WA 99031
State of Washington
Department of Social and Health Services
Division of Child Support
P.O. Box 11520
Tacoma, WA 98411-5520
U.S. Small Business Administration
1545 Hawkins Blvd., Suite 202
El Paso, TX 79925
State of Washington
Office of the Attorney General
800 5th Avenue, Suite 2000
Seattle, WA 98104
State of Washington
Department of Revenue
Compliance Administration
Olympia, WA 98504-7473
Harlan Douglass Trust
c/o Matthew W. Daley
Hawley Troxell Ennis & Hawley LLP
422 W. Riverside, Suite 1100
Spokane, WA 99201-0300

NOTICE IS HEREBY GIVEN that the undersigned Trustee will on the 23rd day of February, 2024, at the hour of 10: 00 a.m., at the Spokane County Courthouse, main door, inside lobby at 1116 W. Broadway Avenue, 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 and the personal property set forth in Exhibit A attached hereto and by this referenced incorporated herein, situated in the County of Spokane, State of Washington, to-wit:
THE SOUTHEASTERLY 88 FEET OF LOTS 1, 2, AND 3, BLOCK 37, TOWN OF CHENEY, ACCORDING TO THE PLAT RECORDED IN VOLUME "A" OF PLATS, PAGE 44, IN SPOKANE COUNTY, WASHINGTON;
INCLUDING THE NORTHEASTERLY 30 FEET OF "B" STREET ADJOINING SAID PROPERTY ON THE SOUTHWEST, AS VACATED BY ORDINANCE NO. K-20, CITY OF CHENEY, AND RECORDED OCTOBER 16, 1978, UNDER AUDITOR'S NO. 7810160081,
TAX PARCEL NO. 13131.3701,
Situate in County of Spokane, State of Washington, which is subject to that certain Deed of Trust ("Deed of Trust"), dated February 23, 2021, by Carlos A. Fuentes, as his sole separate property, as Grantor, Gustafson Law, Inc., P.S., as Trustee, and Glencar, LLC, a Washington limited liability company, as Beneficiary, which Deed of Trust was recorded on February 24, 2021, with the Spokane County Auditor under Auditor's File No. 7039021, in the Public records of Spokane County, Washington. Shelley N. Ripley was appointed as Successor Trustee on August 29, 2023, by the 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 default amounts for which this foreclosure is made is as follows:
a. Failure to pay the installments due under the Note as follows:
a. Failure to pay monthly payments and charges due under the Note as follows:
Monthly Payments $ 44,459.80
(October 2022 through November 2023)
Late fees on monthly payments $ 2,214.24
TOTAL PAYMENTS AND LATE CHARGES: $46,674.04
b. Defaults other than failure to make payments:
Failure to pay real property taxes when due for 2023.
IV. The sum owing on the obligation secured by the Deed of Trust is:
The principal amount of $376,110.37, together with interest as provided in the note or other instrument secured from February 24, 2021 and such other costs and fees 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 February 23, 2024. The defaults referred to in Paragraph III must be cured by February 12, 2024 (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 February 12, 2024 (11 days before the sale date), the defaults as set forth Paragraphs III are cured, and the Trustee's fees and costs are paid. The sale may be terminated any time after February 12, 2024 (11 days before the sale date), and before the sale by the Borrower, Grantor, any Guarantor, or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust, plus costs, fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults.
VI. A written Notice of Default along with the Beneficiary Declaration was transmitted by the Beneficiary or Trustee to the Borrower, Grantor, Guarantors, and others at the following addresses:
Carlos A. Fuentes
809 1st Street
Cheney, WA 99004
Carlos A. Fuentes
PO Box 523
Cheney, WA 99004
Carlos A. Fuentes
2302 1st Street
Cheney, WA 99004
Carlos A. Fuentes
235 E. 1st St.
Spangle, WA 99031
by both first-class and certified mail on August 29, 2023, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served on August 30, 2023, with said written Notice of Default and Beneficiary Declaration or the written Notice of Default and Beneficiary Declaration were 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.
X. NOTICE TO OCCUPANTS OR TENANTS
The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060.
DATED this _____ day of November, 2023.
Shelley N. Ripley, Successor Trustee
422 W. Riverside, Suite 1100
Spokane, Washington 99201-0390
Telephone: (509) 624-5265
State of Washington
) ss.
County of Spokane
I certify that I know or have satisfactory evidence that Shelley N. Ripley signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.
DATED this _____ day of November, 2023.
Print Name:
NOTARY PUBLIC in and for the State
of Washington, residing at
My appointment expires:
EXHIBIT A
Personal Property
All furniture, fixtures and equipment located at or inside the building located at 809 1st St., Cheney, WA 99004.
Published January 19, 2024 and February 9, 2024

CLASSIFIEDS

To place your classified ad. Call 235-6184 — Deadline: Tuesday, 5PM.

ANNOUNCEMENTS

4 Free

USE THE Spokane Valley News Herald 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 509-235-6184 x 0, Mon. - Thurs., 8 - 5 & Fri., 8 - 12. We reserve the right to edit copy as necessary. **
4-TFX

PLEASE NOTEAll ads should be absoluteley free - there should be no hidden costs - notify us if this does not apply!!!
4-TFX

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.
4-TFX

Notices

PUBLISHER'S NOTICE:
All real estate advertising in this newspaper is subject to the Fair Housing Act which makes it illegal to advertise "any preference, limitations or discrimination based on race, color, religion, or an intention to make any such preference, limitation or discrimination." Familial status includes children under the age of 18 living with parents or legal custodians, pregnant women and people securing custody of children under 18. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis. To complain of discrimination call HUD toll-free at 1-800-669-9777. The toll free telephone number for the hearing impaired is 1-800-927-9275.

EMPLOYMENT

9 Help Wanted

SALES ASSOCIATE– Free Press Publishing is seeking a full-time Sales Associate for our Spokane Valley area. 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.
9F-5/20-TFX

JOB OPPORTUNITIES – Free Press Publishing is seeking Administrative personnel for various duties: Advertising Sales Associates, Reporters, Receptionists & Legal Clerk. These jobs 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 Roger@cheneyfreepress.com. No telephone calls please.
9F-7/15-TFN +CFP+RITZ+LCRT+WCG

NOTICE TO want ad users: When responding to Blind Dept. # in care of this newspaper, please address your replies to Dept., c/o Spokane Valley News Herald, P.O. Box 142020, Spokane, WA 99214-2020.
9-TFX

10 Services

BJ ROOFING- residential re-roofs, tear-offs, new construction and commercial work. 509-991-4667.
10B-9/15-3/15AR

COLDWELL BANKER- Tomlinson West Plains for all your family's real estate needs. Please give us the opportunity to help you. 2640 1st St. Ste. A, Cheney. 509-235-7400.
10C- 9/15-3/15AR

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. 924-2440.
12-TFX

FOR SALE

22 Livestock

ATTENTION STOCKMEN Jan 31 Small Animal / Regular Sale Feb 14 Cattlemen Week Feeder Sale - Lewiston Livestock Market - 208-743-5506, Clay Bickford- 208-791-5090, John Pearson 509-288-0161. E-mail llm@lewiston-livestock.com.
39L-10/19-10/20-SVNH+LCRT (CFP)

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.
22L-2/24-TFN+RITZ+SVNH+ODSA+WCG(CFP)

REAL ESTATE

FAIRVIEW SENIOR HOUSING

Immediate Openings
Section 8 for Seniors
62+ and Older.
1 bedroom units.
Rent based on 30% of adjusted income.
Subsidy available.

509-349-7182
509-765-7437
TTY# 711

508 E. 2nd St. #D1
Warden, WA 98857
EQUAL HOUSING OPPORTUNITY
3604530©

FOR RENT

31 Senior Housing

FOR SALE

33 Homes

VEHICLES

43 Autos

Mechanic Dream 2004 Landrover Rover Discovery,1 owner, not running $2500 or best offer. Please call 1-509-991-1584
43YC11-9TFN

INLAND SALES & Service. Watch for coupons in Fairchild Flyer & Cheney Free Press every other week. Super Lube Plus Special.
43I-9/15-3/15AR

47 Auto Auctions

RIVERCITY RECOVERY AND TOWING PO BOX 7275 SPOKANE WA 99207 509-217-6336 ABANDONED VEHICLE/ VESSEL AUCTION 3927 E WELLESLEY SPOKANE WA 99217 DATE 1/25/24 PREVIEW 1:00PM AUCTION 2:00 PM
07 HONDA ODYSSEY

5 F N R L 3 8 6 4 7 B 4 3 1 7 6 7
02 VW PASSAT

W V W Y H 6 3 B X 2 E 0 9 4 0 5 1
02 DAEWOO NUBIRA

K L A J C 5 2 Z 0 2 K 7 7 0 6 5 4
84 CHEV BLAZER
1G8CT18B2E0106175
06 TOYOTA SCION
JTLKT334364095093
02 VW JETTA

3 V W S B 6 9 M 8 2 M 1 3 4 4 0 8
70 FORD P/U
F 1 0 A P L 0 0 2 4 6
95 FORD TAURUS
1FALP54Y2SA295594
92 CHEV GMT 400
2GCEC19Z5N1209539
06 CHRYSLER PT CRUISER
3A4FY48B06T343073
04 SUBARU LEGACY

4 S 3 B H 6 7 5 8 4 7 6 2 0 6 3 2
97 TOYOTA RAV4
JT3HP10V6V0112734
05 TOYOTA SCION
JTKKT624650092301
97 FORD F150
1FTEX08L5VKC39071
0 3 H O N D A A C C O R D
1HGCM72673A024291
47RC-18-1-19

ABANDONED VEHICLE AUCTION TAKE NOTICE THAT 10 ABANDONED VEHICLES WILL BE SOLD AT PUBLIC AUCTION TO THE HIGHEST BIDDER. ALL SERVICE TOWING 509-534-2268 ALL SERVICE WEST TOWING 509-244-8356 ALL SERVICE EAST TOWING 509-532-8040 AT: 2803 E. 1ST AVE. SPOKANE, WA. ON: WED. JAN. 24, 2024 AT 3:00PM VIEWING OF VEHICLES WILL BE ALLOWED ONE HOUR PRIOR
47AST1-18-1-19

Williams Towing and Recovery 2801 North Pittsburg Suite A Spokane, WA 99207 509-992-3135 Public auction to be held on January 25, 2024, at 10 AM with preview starting at 8 AM.
47WT1-18-1-19

Williams Towing and Recovery North 2801 North Pittsburg Suite B Spokane, WA 99207 509-992-3679 Public auction to be held on Thursday, January 25, 2024, at 10 AM with preview starting at 8 AM.
47WT1-18-1-19

Always Towing And All About Towing Take notice that the following abandoned vehicles will be sold at public auction to the highest bidder at 3704 E. Everett, Spokane, WA 99217. Auction will begin on 1/25/24 at 2pm. Viewing starts at 12pm
ALWAYS TOWING
1. 10 Cadi Deville (blk)
i. VIN: 1G6DS5EV2A0138575
2. 95 Chrysler Lebaron (maroon)
i. VIN: 1C3EU4539SF610469
3. 05 Dodge Grand Caravan (blue)
i. VIN: 1D4GP2RX5B384642
4. 02 Subaru Forester (red)
i. JF1SF635X2H7265111
5. 96 Lilpa Utility Trailer
i. VIN: A3ZBP0816T1001681
6. 03 Chevy Cavalier (gold)
i. VIN: 1G1JF52F837138777
7. 11 Toyota Corolla (red)
i. VIN: 2T1BU4EE7BC754790
All About
1. 98 Cadi Deville (wht)
i. VIN: 1G6KD54Y2WU791128
2. 13 Chevy Cruze (silv)
i. VIN: 1G1PC5SB1D72470488
3. 94 BMW 540 (blk)
i. VIN: WBAHE6310RGF26497
4. 03 Kia Rio (blue)
i. VIN: KNADC125936274593
5. 01 Chevy Silverado (red)
i. VIN: 2GCEK19T211251563
6. 10 Kia Rondo (gray)
i. VIN: KNAHG8C96A7299376
7. 17 Ford Fusion (silv)
i. VIN: 3FA6P0H7XHR146821
8. 03 Pontiac Grand AM (silv)
i. VIN: 1GW52E93M529877
9. 90 Dodge Dynasty (blue)
VIN: 1B3XC56R1LD876809
10. 03 Ford Escort (org)
i. VIN: 3FAFP11323R164767
11. 04 Cadi Escalade (wht)
i. VIN: 1GYEK83N04R290892
12. 06 Ford Expedition (wht)
i. VIN: 1FMFU18516LA50400
13. 06 Mercury Grand Marquis (tan)
i. VIN: 2MEFM75V66X647152
14. 02 Dodge Intrepid (yw)
i. VIN: 2B3HD46R42H200836
15. 08 Chrysler 300 (blk)
i. VIN: 2C3KA53GX8H334902
16. 00 Dodge Caravan (silv)
i. VIN: 2B4FP25B1YR511601
17. 00 Chevy Impala (silv)
i. VIN: 2G1WF55K0Y9121038
18. 13 Ford F150 (blue)
i. VIN: 1FTFW1ET5DFA25285
19. 00 Buick Lesabre (maroon)
i. VIN: 1G4HP54K0Y4185058
20. 07 Ford Edge (blk)
i. VIN: 2FMDK49C27BB08740
21. 08 BMW 328 (blk)
i. VIN: WBAVA335X8KX88469
22. 07 Jeep Grand Cheokee (blk)
i. VIN: 1J8HR58P37C674166
23. 05 Chrysler T&C (blue)
i. VIN: 2C4GP54L65R291662
24. 99 Lincoln Navigator (blue)
i. VIN: 5LMPU28L4XLJ05347
25. 96 Toyota Camry (grn)
i. VIN: 4T1BG12K6TU806622
47ABT1-18-1-19

TAKE NOTICE THAT ABANDONED VEHICLES WILL BE SOLD TO THE HIGHEST BIDDER AT PUBLIC AUCTION AT EVERGREEN STATE TOWING: 6511 N PERRY ST, ON 01/24/2024 @ 10:00 AM. VEHICLE VIEWING BEGINS 2 HOURs PRIOR (509)489-8697
47ET1-18-1-19

Bulldog Towing LLC 4727 N Myrtle St. Spokane,WA. 99217 (509)487-2535 Auction Date: 1-25-2024 View Time: 1:00 pm Sale Time: 2:00pm
1.2010 Chevy Malibu
2. 2000 HYUN Sonata
3. 1977 Cad Deville
4. 2000 Niss Max
5. 2002 Jeep Liberty
6. 2005 Pont G6
7. 2010 Ford Focus
8.2005 Chry 300
9. 2010 Sub Impreza
10. 2002 Merc Marquis
47BT1-18-1-19

Take notice that abandoned vehicles will be sold to the highest bidder at the public auction at Spokane Valley Towing, 11915 E. Empire Ave. on Wednesday January 24, 2024 at 2:00pm. Viewing of the vehicles will be allowed one hour prior. (509) 290-6732.
47SVT1-18-1-19

STATEWIDE

ADVERTISE STATEWIDE with a $325 classified listing or $1,600 for a display ad. Call this newspaper or 360-344-2938 for details.

DONATE YOUR car to charity. Receive maximum value of write off for your taxes. Running or not! All conditions accepted. Free pickup. Call for details, 855-635-4229.

ELIMINATE GUTTER cleaning forever! Leaffilter, the most advanced debris-blocking gutter protection. Schedule a free Leaffilter estimate today. 20 % off entire purchase. 10% Senior & Military Discounts. Call 1-888-360-1582.

PREPARE FOR power outages today with a Generac home standby generator. $0 money down + low montly payment options. Request a free quote. Call now before the next power outage: 1-888-674-7053.

Ag Enterprise SUPPLY, INC

Delivery/Service Driver

Ag Enterprise Supply, Inc. is hiring a **Delivery/ Service Driver** to join our team. A clean driving record, basic mechanical and math skills, good work ethic are a must.
Class A w/ tank Hazmat or ability to obtain required. Full Time / Hourly Position, Salary DOE. Overtime during peak agricultural seasons including weekends required. Medical, paid sick leave, and Simple IRA.

Current opening is located at our ***Cheney, WA location.***

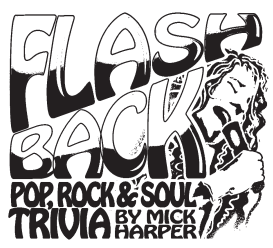
Forward resume to **Info@agenterprise.com**

WE'RE HIRING

SALES ASSOCIATE

Free Press Publishing is seeking a full-time Sales Associate. Candidates need to have their own vehicle, a valid driver's license and proof of insurance and be willing to travel. If interested, submit your resume to **advertising@cheneyfreepress.com**.

FREE PRESS PUBLISHING INC



1. Which group had a hit with "Rock Around the Clock"?
2. Name the '60s group that made a hit out of the 1934 classic "Blue Moon."
3. What did Jerry Weiss, Dick Halligan and Jim Fielder have in common?
4. Who sang lead on "My Girl"?
5. Name the song that contains this lyric: "The poet, the physician, the farmer, the scientist, the magician and the other so-called gods of our legends."

Answers

1. Bill Haley and His Comets, in 1964. It became an anthem for youth of the day, and stayed at the top of the chart for two months.
2. The Marcels. The group named themselves after a hairstyle that used curling tongs heated over a gas burner, the forerunner of a curling iron.
3. They were among the eight original members who started Blood, Sweat & Tears in 1967, all of them backup singers who also played instruments.
4. David Ruffin, with the Temptations.
5. "Atlantis," by Donovan in 1968. The strange song about the mythological Atlantis had everything going against it, including that it was nearly five minutes long, yet it climbed charts around the globe and was even covered by several others.

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• Here's a fun afternoon of play just waiting to happen: Check with your local grocery store or big box store to see if it has uncrushed cardboard boxes. Get several to create a cardboard city in your living room or child's bedroom. They can be decorated to look like anything, or cut, trimmed and taped into most any shape. Kids even like to stock them with pillows and blankets for a cozy sleepover. When you're done, break them down and recycle until the next adventure. — *J.J. in Florida*

• Sources who know say that if you drop a marble (clean glass) in your tea kettle, it will prevent it from scaling.

• Like to use paper towels to dry your clean hands? Set them aside to dry, then you can use them for cleaning with glass cleaner or other solutions.

• Use a shower curtain cut or folded in half under baby's highchair to make cleaning up the floor easier.

• Air-popped popcorn is better for you and healthier. If you have an air popper, you'll also have a jar of popcorn kernels. Keep them in the refrigerator or even the freezer. You can use them straight from the fridge, and the bonus is that you'll have less unpopped kernels and bigger, fluffier popcorn. — *E.M. in Wisconsin*

• Stuck at school with a sticky zipper? Just rub it with a pencil lead and zip back and forth a few times. It totally works. — *W.K., a middle-school student, in Georgia*

Send your tips to Now Here's a Tip, 628 Virginia Drive, Orlando, FL 32803.

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To place your classified ad. Call 235-6184

Deadline: Tuesday, 11 a.m.