

**Public Notices**

**PROBATE NOTICE TO CREDITORS**

**RCW 11.40.030**  
Case No. 12-4-00005-1  
SUPERIOR COURT OF WASHINGTON FOR CLARK COUNTY

IN THE MATTER OF THE ESTATE OF **PATRICIA ALBERTA ALLEYN**, Deceased.

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) thirty (30) days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four (4) months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets.

DATE OF FIRST PUBLICATION: January 25, 2012

PERSONAL REPRESENTATIVE: Michael Alleyn  
ATTORNEY FOR PERSONAL REPRESENTATIVE: Elizabeth A. Perry, WSBA #07234, Of LANDERHOLM, P.S.

ADDRESS FOR MAILING OR SERVICE: 805 Broadway Street, Suite 1000, P.O. Box 1086, Vancouver, WA 98666-1086, 360-696-3312

Court of probate proceedings: Superior Court of Washington for Clark County  
Cause number: 12-4-00005-1

LANDERHOLM Legal advisors. Trusted advocates  
805 Broadway Street Suite 1000  
P.O. Box 1086  
Vancouver, WA 98666-1086  
T: 360-816-2487  
T: 503-283-3393  
F: 360-816-2488  
Jan25, Feb1,8

**PROBATE NOTICE TO CREDITORS**

**(RCW 11.40.030)**  
Cause No. 12 4 00021 3  
IN THE SUPERIOR COURT OF WASHINGTON FOR CLARK COUNTY PROBATE DEPARTMENT

In the Matter of the Estate of **Douglas W. Anderson**, Deceased.

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

Date of First Publication: January 25, 2012

SUSAN E. ANDERSON  
Personal Representative  
1800A NE 81st Circle  
Vancouver, WA 98682  
Attorney for the Personal Representative:  
Louis A. Santiago  
Holland & Knight  
Court of Probate Proceedings and Cause No.: Superior Court of Washington for Clark County, No. 12-4-00021-3

HOLLAND & KNIGHT, LLP  
2300 U.S. Bancorp Tower  
111 S.W. Fifth Avenue  
Portland, Oregon 97204  
Telephone: 503-243-2300  
Facsimile: 503-241-8014  
Jan25, Feb1,8

TS No.: WA-09-331476-SH APN No.: 164340-10 NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee will on 3/2/2012, at 11:00 AM At the main entrance under the gazebo to the CLARK County Government Building 1300 Franklin, Vancouver, WA 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 Clark, State of Washington, to wit: LOT 45, DAVANNA TERRACE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 311 OF PLATS, PAGE 169, RECORDS OF CLARK COUNTY, WASHINGTON. Commonly known as: 2425 NE 166TH PLACE VANCOUVER, WA 98684 which is subject to that certain Deed of Trust dated 12/30/2008 recorded 12/31/2008, under Auditor's File No. 4519535, records of Clark County, Washington, from KENNETH BLACKWELL, A MARRIED MAN, as Grantor(s), to FIDELITY NATIONAL TITLE COMPANY, as Trustee, to secure an obligation in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR METLIFE HOME LOANS, A DIVISION OF METLIFE BANK N.A., as Beneficiary, in which was assigned by MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR METLIFE HOME LOANS, A DIVISION OF METLIFE BANK, N.A. (or by its successors-in-interest and/or assigns, if any), to MetLife Home Loans, a division of MetLife Bank, N.A. II. No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: Failure to pay when due the following amounts which are now in arrears: \$49,612.52 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$223,237.04, together with interest as provided in the Note from the 8/1/2009, and such other costs and fees as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by said Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on 3/2/2012. The defaults referred to in Paragraph III must be cured by 2/20/2012 (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before 2/20/2012 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. Payment must be in cash or with cashiers or certified checks from a State or federally chartered bank. The sale may be terminated at any time after the 2/20/2012 (11 days before the sale date) and before the Sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust. VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following address(es): NAME KENNETH BLACKWELL, A MARRIED MAN ADDRESS 2425 NE 166TH PLACE VANCOUVER, WA 98684 by both first class and certified mail on 12/15/2009, proof of which is in the possession of the Trustee, and the Borrower and Grantor were personally served, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property, described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property. IX. Anyone having any 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 if the sale is set aside for any reason, including if the Trustee is unable to convey title. The Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. Dated: 11/28/2011 Quality Loan Service Corp. of Washington, as Trustee By: Brook Frank, Assistant Secretary For Non-Sale, Payoff & Reinstatement into Quality Loan Service Corp. of Washington 2141 Fifth Avenue San Diego, CA 92101 (866) 645-7711 Sale Line: 714-573-1965 or Login to: www.priorityposting.com For Service of Process on Trustee: Quality Loan Service Corp. of Washington 19735 10TH Avenue NE Suite N-200 Poulsbo, WA 98370 (866) 645-7711 P900933 2/1, 02/22/2012

DATE OF FIRST PUBLICATION: January 25, 2012

PERSONAL REPRESENTATIVE: Michael Alleyn  
ATTORNEY FOR PERSONAL REPRESENTATIVE: Elizabeth A. Perry, WSBA #07234, Of LANDERHOLM, P.S.

ADDRESS FOR MAILING OR SERVICE: 805 Broadway Street, Suite 1000, P.O. Box 1086, Vancouver, WA 98666-1086, 360-696-3312

Court of probate proceedings: Superior Court of Washington for Clark County  
Cause number: 12-4-00005-1

LANDERHOLM Legal advisors. Trusted advocates  
805 Broadway Street Suite 1000  
P.O. Box 1086  
Vancouver, WA 98666-1086  
T: 360-816-2487  
T: 503-283-3393  
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Jan25, Feb1,8

**PROBATE NOTICE TO CREDITORS**

**RCW 11.40.020, 11.40.030**  
Case No. 12-4-00043-4  
SUPERIOR COURT OF WASHINGTON FOR CLARK COUNTY

In the Estate of: **ETHEL PAULINE BUSSEY**, Deceased.

The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the decedent must, prior to 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 RCW 11.40.060. This bar is effective as to claims against both the probate assets and nonprobate assets of the decedent.

DATE OF FIRST PUBLICATION: January 25, 2012.

Delbert F. Bussey, Jr.  
Personal Representative  
Juliet C. Laycoe  
WSBA #28275  
Attorney for Personal Representative  
Laycoe & Bogdon PC  
1112 Daniels Street, Suite 100  
Vancouver, Washington 98660  
Phone: (360) 693-1630  
Laycoe & Bogdon PC  
Attorneys at Law  
1112 Daniels Street, Suite 100  
Vancouver, Washington 98660  
Phone: 360-693-1630  
Fax: 360-693-2030  
Jan25, Feb1,8

**PROBATE NOTICE TO CREDITORS**

**(RCW 11.40.030)**  
No. 12 4 00035 3  
IN THE SUPERIOR COURT OF CLARK COUNTY, WASHINGTON

In the Matter of the Estate of **Samuel Caltagirone**, Deceased.

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

DATE OF FILING COPY OF NOTICE TO CREDITORS WITH CLERK OF THE COURT: January 13, 2012

DATE OF FIRST PUBLICATION: January 25, 2012

SAMUEL S. CALTAGIRONE  
Personal Representative  
c/o JILL R. KURTZ  
Attorney for the Estate  
JACKSON, JACKSON & KURTZ, INC., P.S.  
PO Box 340  
Battle Ground, WA 98604  
Phone: 360-687-7106  
FAX: 360-687-3121

JACKSON, JACKSON & KURTZ, INC., P.S.  
Attorneys at Law  
704 East Main Street  
Suite 102  
PO Box 340  
Battle Ground, Washington 98604  
360-687-7106  
Jan25, Feb1,8

**NOTICE OF HEARING ON PETITION FOR DECREE OF DISTRIBUTION**

No. 11 4 00159 9  
SUPERIOR COURT OF WASHINGTON FOR CLARK COUNTY

In Re the Matter of the Estate of: **Darrell L. Carlile**, Deceased.

TO: The Clerk of the Superior Court  
AND TO: The heirs, legatees and devisees of the Estate of Darrell L. Carlile

PLEASE TAKE NOTICE that:

1. The Personal Representative, Diana L. Dissen has filed her final Report and Petition for Decree of Distribution with the Superior Court of the State of Washington Clark County, for the entry of a Decree of Distribution and a hearing on that petition will be held on Friday, the 24th day of February, 2012 at 1:30 o'clock p.m. in the presiding courtroom of the Probate Department of the Superior Court of Clark County located at 1200 Franklin Street, Vancouver, Washington 98660; and

2. The Personal Representative's Final Report and Petition for Decree of Distribution has been filed with the court; and

3. A person entitled to notice has the right to appear at the time of the hearing on the Personal Representative's Final Report and Petition for Decree of Distribution and to object to the granting of the Decree of Distribution in writing no later than 5-days prior to the hearing.

This notice is issued pursuant to RCW 11.76.040 and is being published in The Reflector no earlier than 20-days before the aforesaid hearing.  
DATED this 26th day of January, 2012.

DONALD A. ESAU  
WSBA #14728  
Attorney for Petitioner  
DONALD A. ESAU, P.S.  
Attorney at Law  
P.O. Box 822050  
7711 NE 110th Ave.  
Vancouver, WA 98682-0047  
360-694-9882  
Fax: 360-253-5296  
Feb1

TS No.: WA-10-393645-SH APN No.: 110294-120 NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. I. NOTICE IS HEREBY GIVEN that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 2/10/2012, at 11:00 AM at

the main entrance under the gazebo to the Clark County Government Building 1300 Franklin, Vancouver, WA a 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 CLARK, State of Washington, to wit: LOT 60, ROYAL HIGHLANDS NO. 3, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME "G" OF PLATS, PAGE 104, RECORDS OF CLARK COUNTY, WASHINGTON. Commonly known as: 8000 Ne Royal Street Vancouver, WA 98662 which is subject to that certain Deed of Trust dated 2/22/2007, recorded 2/28/2007, under Auditor's File No. 4291404 records of CLARK County, Washington, from JANA A. DEBUHR, AN UNMARRIED WOMAN, as Grantor(s), to CHICAGO TITLE INSURANCE COMPANY, as Trustee, to secure an obligation in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR LOWNHOME FINANCIAL HOLDINGS, LLC. A LIMITED LIABILITY COMPANY, as Beneficiary, the beneficial interest in which was assigned by MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR LOWNHOME FINANCIAL HOLDINGS, LLC. A LIMITED LIABILITY COMPANY (or by its successors-in-interest and/or assigns, if any), to Deutsche Bank National Trust Company as Trustee for GSAA Home Equity Trust 2007-5, AssetBacked Certificates, Series 2007-5. II. No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: Failure to pay when due the following amounts which are now in arrears: \$27,861.42 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$176,000.00, together with interest as provided in the Note from the 2/1/2010, and such other costs and fees as are provided by statute. V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by said Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on 2/10/2012. The defaults referred to in Paragraph III must be cured by 1/30/2012 (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before 1/30/2012 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. Payment must be in cash or with cashiers or certified checks from a State or federally chartered bank. The sale may be terminated at any time after the 1/30/2012 (11 days before the sale date) and before the Sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust. VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following address(es): NAME JANA A. DEBUHR, AN UNMARRIED WOMAN ADDRESS 8000 Ne Royal Street Vancouver, WA 98662 by both first class and certified mail on 10/12/2010, proof of which is in the possession of the Trustee, and the Borrower and Grantor were personally served, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property, described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property. IX. Anyone having any 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 if the sale is set aside for any reason, including if the Trustee is unable to convey title. The Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. Dated: 11/28/2011 Quality Loan Service Corp. of Washington, as Trustee By: Brook Frank, Assistant Secretary For Non-Sale, Payoff & Reinstatement into Quality Loan Service Corp. of Washington 2141 Fifth Avenue San Diego, CA 92101 (866) 645-7711 Sale Line: 714-573-1965 or Login to: www.priorityposting.com For Service of Process on Trustee: Quality Loan Service Corp. of Washington 19735 10TH Avenue NE Suite N-200 Poulsbo, WA 98370 (866) 645-7711 P895460 1/11, 02/01/2012

DATE OF FIRST PUBLICATION: January 25, 2012.

PERSONAL REPRESENTATIVE: Brook Frank  
ATTORNEY FOR PERSONAL REPRESENTATIVE: Brook Frank, WSBA #07234, Of LANDERHOLM, P.S.

ADDRESS FOR MAILING OR SERVICE: 805 Broadway Street, Suite 1000, P.O. Box 1086, Vancouver, WA 98666-1086, 360-696-3312

Court of probate proceedings: Superior Court of Washington for Clark County  
Cause number: 12-4-00005-1

LANDERHOLM Legal advisors. Trusted advocates  
805 Broadway Street Suite 1000  
P.O. Box 1086  
Vancouver, WA 98666-1086  
T: 360-816-2487  
T: 503-283-3393  
F: 360-816-2488  
Jan25, Feb1,8

**PROBATE NOTICE TO CREDITORS**

**RCW 11.40.020**  
No. 11 4 00931 0  
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR CLARK COUNTY Estate of **Rose Marie Flodin**, Deceased.

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

DATE FIRST PUBLISHED: January 18, 2012

TERESA A. FLODIN  
Personal Representative  
ATTORNEY FOR PERSONAL REPRESENTATIVE: JUNE M. WIYRICK FLORES WSBA #30452  
Address for Mailing or Service: Ater Wynne LLP  
601 Union Street  
Suite 1501  
Seattle, WA 98101  
ATER WYNNNE, LLP  
601 Union Street, Suite 1501  
Seattle, WA 98101  
206-623-4711  
Jan18,25, Feb1

**NOTICE OF TRUSTEE'S SALE**

I. NOTICE IS HEREBY GIVEN that the undersigned Trustee Lee M. Hess will on Friday, the 2d day of March 2012 at the hour of 11:00 am, at the following location: In front of the Clark County Public Service Center near the corner of Franklin and 13th Street in the City of Vancouver, State of Washington, sell (subject to any conditions imposed by the Trustee) 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 Clark, State of Washington, to wit:

The East one-third (1/3) of that portion of the Southwest quarter of the Northeast quarter of Section 15, Township 2 North, Range 3 East of the Willamette Meridian, Clark County, Washington, described as follows:

BEGINNING at the Northwest corner of the East half of the East half of the Southwest quarter of said Section 15, as conveyed to Charles W. McDonald, Sr., et al, by deed recorded under Auditor's File No. 7802270129; thence West, along the North line of said Southwest quarter of the Northeast quarter, 660 feet to the East line of Short Plat recorded in Book 1 of Short Plats, at page 472, records of Clark County, Washington; thence South along the East line of said Short Plat, 1,003 feet, more or less, to the North line of that tract conveyed to Dennis R. Lund, et ux, by Contract recorded under Auditor's File No. 8010080146; thence East, along the North line of said Lund Tract, 666 feet, more or less, to the West line of said McDonald Tract; thence North along the West line of said McDonald Tract, 1,002 feet, more or less, to the POINT OF BEGINNING.

EXCEPT NE 53rd Street Parcel II

A non-exclusive easement for ingress, egress and utilities 60 feet in width, the centerline of which being the South line of that tract conveyed to Dennis R. Lund, et ux, by Contract recorded under Auditor's File No. 8010080146, records of Clark County, Washington.

Parcel III

An easement for road and utility purposes over the easement area as shown on Short Plat, recorded in Book 1 of Short Plats, at page 472, records of Clark County, Washington

Abbreviated Legal Description: Section: Tax Account No.: 171258-000  
Section: 15 Township: 2N Range: 3E Tax Lot: #15 (Commonly known as 24502 NE 50th Street, Vancouver, Washington 98662)

The aforesaid described real property is subject to that certain Deed of Trust dated April 15, 2005 and recorded on April 15, 2005 under Auditor's File No.3973808 records of Clark County, Washington, from Viktor Goldinov and Natalya P. Goldinov as grantors to Fidelity National Title Company of Washington, Inc. as trustee to secure an obligation in favor of CIT Small Business Lending Corporation, as beneficiary.

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 Grantor's or any successor in interest's default on the obligation secured by the Deed of Trust.

The defaults for which this foreclosure is made are as follows: Failure to pay when due the following amounts which

are now in arrears: The dates and amounts due for each payment are: 11/21/08=\$41,975.10(one payment totaling \$41,975.10) Interest continues to run on the unpaid payment amount at the rate of \$5.77/day. The total amount of principal and interest due as of 10/15/11 = \$48,258.63. Total past due Principal, Interest and Late Charges amount as of 10/15/11=\$48,258.63 Payments of 2011 general taxes of \$9,872.05 Special Assessment for Clean Water program Amount \$26.40 Special Assessment for Fire Patrol Amount \$17.90 Special Assessment for Mosquito Control Amount \$3.45

**PROBATE NOTICE TO CREDITORS**

**RCW 11.40.020**  
No. 11 4 00931 0  
IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR CLARK COUNTY Estate of **Rose Marie Flodin**, Deceased.

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

DATE FIRST PUBLISHED: January 18, 2012

TERESA A. FLODIN  
Personal Representative  
ATTORNEY FOR PERSONAL REPRESENTATIVE: JUNE M. WIYRICK FLORES WSBA #30452  
Address for Mailing or Service: Ater Wynne LLP  
601 Union Street  
Suite 1501  
Seattle, WA 98101  
ATER WYNNNE, LLP  
601 Union Street, Suite 1501  
Seattle, WA 98101  
206-623-4711  
Jan18,25, Feb1

**NOTICE OF TRUSTEE'S SALE**

I. NOTICE IS HEREBY GIVEN that the undersigned Trustee Lee M. Hess will on Friday, the 2d day of March 2012 at the hour of 11:00 am, at the following location: In front of the Clark County Public Service Center near the corner of Franklin and 13th Street in the City of Vancouver, State of Washington, sell (subject to any conditions imposed by the Trustee) 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 Clark, State of Washington, to wit:

The East one-third (1/3) of that portion of the Southwest quarter of the Northeast quarter of Section 15, Township 2 North, Range 3 East of the Willamette Meridian, Clark County, Washington, described as follows:

BEGINNING at the Northwest corner of the East half of the East half of the Southwest quarter of said Section 15, as conveyed to Charles W. McDonald, Sr., et al, by deed recorded under Auditor's File No. 7802270129; thence West, along the North line of said Southwest quarter of the Northeast quarter, 660 feet to the East line of Short Plat recorded in Book 1 of Short Plats, at page 472, records of Clark County, Washington; thence South along the East line of said Short Plat, 1,003 feet, more or less, to the North line of that tract conveyed to Dennis R. Lund, et ux, by Contract recorded under Auditor's File No. 8010080146; thence East, along the North line of said Lund Tract, 666 feet, more or less, to the West line of said McDonald Tract; thence North along the West line of said McDonald Tract, 1,002 feet, more or less, to the POINT OF BEGINNING.

EXCEPT NE 53rd Street Parcel II

A non-exclusive easement for ingress, egress and utilities 60 feet in width, the centerline of which being the South line of that tract conveyed to Dennis R. Lund, et ux, by Contract recorded under Auditor's File No. 8010080146, records of Clark County, Washington.

Parcel III

An easement for road and utility purposes over the easement area as shown on Short Plat, recorded in Book 1 of Short Plats, at page 472, records of Clark County, Washington

Abbreviated Legal Description: Section: Tax Account No.: 171258-000  
Section: 15