

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

U.S. BANK TRUST NATIONAL ASSOCIATION AS
TRUSTEE OF CHALET SERIES III TRUST,
Plaintiff(s),

Cause No. 18-2-10150-1
SHERIFF'S NOTICE TO JUDGMENT
DEBTOR OF SALE OF REAL PROPERTY

vs:

UNKNOWN HEIRS, DEVISEES AND/OR SUCCESSORS
IN INTEREST TO BARBARA A. STEED; UNKNOWN
HEIRS, DEVISEES AND/OR SUCCESSORS IN
INTEREST TO DONALD F. STEED; ET AL.,
Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES AND/OR SUCCESSORS IN INTEREST TO BARBARA A. STEED AND
UNKNOWN HEIRS, DEVISEES AND/OR SUCCESSORS IN INTEREST TO DONALD F. STEED (IN REM),
Judgment Debtor(s).

The Superior Court of PIERCE County has directed the undersigned Sheriff of Pierce County to
sell the property described below to satisfy a judgment in the above-entitled action. The
property to be sold is described on the bottom or reverse side of this notice. If developed, the
property address is 18715 PIONEER WAY E, ORTING, WA 98360.

The sale of the above-described property is to take place:

Time: 10:00 A.M.
Date: Friday, November 22, 2019
Place: 930 Tacoma Avenue South,
Tacoma, WA 98402
2nd Floor Entry Plaza

The judgment debtor can avoid the sale by paying the judgment amount of \$198,912.76
together with interest, costs, and fees, before the sale date. For the exact amount, contact the
Sheriff at the address stated below.

This property is subject to:

**A REDEMPTION PERIOD OF EIGHT MONTHS WHICH WILL EXPIRE AT 4:30 P.M. ON July 22,
2020.**

The judgment debtor or debtors or any of them may redeem the above-described property at
any time up to the end of the redemption period by paying the amount bid at the Sheriff's Sale
plus additional costs, taxes, assessments, certain other amounts, fees, and interest. If you are
interested in redeeming the property, contact the undersigned Sheriff at the address stated
below to determine the exact amount necessary to redeem.

**IMPORTANT NOTICE: IF THE JUDGMENT DEBTOR OR DEBTORS DO NOT REDEEM THE PROPERTY
BY 4:30 P.M. ON July 22, 2020, THE END OF THE REDEMPTION PERIOD, THE PURCHASER AT
THE SHERIFF'S SALE WILL BECOME THE OWNER, AND MAY EVICT THE OCCUPANT FROM THE**

PROPERTY UNLESS THE OCCUPANT IS A TENANT HOLDING UNDER AN UNEXPIRED LEASE. IF THE PROPERTY TO BE SOLD IS OCCUPIED AS A PRINCIPAL RESIDENCE BY THE JUDGMENT DEBTOR OR DEBTORS AT THE TIME OF SALE, HE, SHE, THEY, OR ANY OF THEM MAY HAVE THE RIGHT TO RETAIN POSSESSION DURING THE REDEMPTION PERIOD, IF ANY, WITHOUT PAYMENT OF ANY RENT OR OCCUPANCY FEE. THE JUDGMENT DEBTOR MAY ALSO HAVE A RIGHT TO RETAIN POSSESSION DURING ANY REDEMPTION PERIOD IF THE PROPERTY IS USED FOR FARMING OR IF THE PROPERTY IS BEING SOLD UNDER A MORTGAGE THAT SO PROVIDES.

Dated at Tacoma, Washington, September 30, 2019.

PAUL A. PASTOR, JR.,
SHERIFF OF PIERCE COUNTY

By Christine A. Eaves
Christine A. Eaves, Deputy
Civil Section, 930 Tacoma Ave.
South, Room 1B-203, Tacoma,
Washington, 98402 (253) 798-7520

See legal description below or reverse.

LEGAL DESCRIPTION:

THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER. SECTION 33, TOWNSHIP 19 NORTH, RANGE 5 EAST, W.M., LYING SOUTH OF THE SOUTHERLY LINE OF SECONDARY STATE HIGHWAY 5 EAST, AND WEST OF A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF SAID SUBDIVISION 400 FEET SOUTH 88°29'54" EAST FROM THE SOUTHWEST CORNER THEREOF;
THENCE NORTH 32°6'00" WEST, WHICH BEARING IS AT RIGHT ANGLES TO SAID HIGHWAY, TO THE SOUTHERLY LINE OF SAID HIGHWAY

PARCEL NO.: 0519334028

ATTORNEY FOR PLAINTIFF:
SHAPIRO & SUTHERLAND, LLC
JAMES A. CRAFT, ATTORNEY
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VANCOUVER, WA. 98683
(800)970-5647