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IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

U.S. BANK NATIONAL ASSOCIATION,
AS TRUSTEE FOR WASHINGTON
MUTUAL MSC MORTGAGE PASS-
THROUGH CERTIFICATES SERIES 2003-
MS3

vs.

JACK V. MICELI AKA JACK MICELI
AKA JACK VINCENT MICELI AKA
JACK COAP MICELI AKA JOHN V.
MICELI; et al.

SHERIFF'S NOTICE TO JUDGMENT DEBTOR OF
SALE OF REAL PROPERTY

CAUSE # 18-2-57999-6 SEA

JUDGMENT RENDERED ON 05/29/2019

ORDER OF SALE ISSUED: 02/14/2023

DATE OF LEVY: 02/28/2023

TO: JACK V. MICELI, AKA JACK MICELI AKA JACK VINCENT MICELI AKA JACK COAP
MICELI AKA JOHN V. MICELI; LUCILE A. MICELI, AKA MARIA LUCILE MICELI AKA MARIA
LUCILE ANTONIO AKA LUCILE ANTONIO; (IN REM); JUDGMENT DEBTOR(S):

THE SUPERIOR COURT OF KING COUNTY HAS DIRECTED THE UNDERSIGNED SHERIFF OF
KING COUNTY TO SELL THE PROPERTY DESCRIBED TO SATISFY A JUDGMENT IN THE
ABOVE-ENTITLED ACTION. IF DEVELOPED, THE PROPERTY ADDRESS IS:

19328 233RD AVE NE, WOODINVILLE, WA 98077

LOT(S) 2 OF SHORT PLAT NO 278084 RECORDED UNDER RECORDING NO 7807070664, RECORDS OF
KING COUNTY, WASHINGTON, BEING A PORTION OF THE EAST 920 FEET OF THE SOUTH HALF OF
THE NORTH 1/3 AS DETERMINED BY MEASUREMENT ALONG THE EAST AND WEST LINE OF THE
FOLLOWING DESCRIBED TRACT:

THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER AND THE WEST HALF OF THE
NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 26 NORTH, RANGE
6 EAST, W M, IN KING COUNTY, WASHINGTON.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES RECORDED UNDER
RECORDING NO 7211100255, AND RE-RECORDED UNDER RECORDING NO 7212280402,
AND AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES RECORDED UNDER RECORDING NO
7212290611.

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

APN/PARCEL NO.: 032606-9062-07.

THE SALE OF THE ABOVE DESCRIBED PROPERTY IS TO TAKE PLACE:

TIME: 10:00 AM
DATE: April 7, 2023
**PLACE: 4TH AVENUE ENTRANCE, KING COUNTY ADMINISTRATION
BUILDING, 500 FOURTH AVENUE, SEATTLE, WA 98104**

THE JUDGMENT DEBTOR CAN AVOID THE SALE BY PAYING THE JUDGMENT AMOUNT OF
\$654,832.39 TOGETHER WITH INTEREST, COSTS AND FEES, BEFORE THE SALE DATE. FOR
THE EXACT AMOUNT, CONTACT THE SHERIFF AT THE ADDRESS STATED BELOW:

King County Courthouse
516 Third Avenue
Room W-150
Seattle, WA 98104
(206) 263-2600

THIS PROPERTY IS SUBJECT TO:

- 1. No redemption rights after sale.
- 2. **A redemption period of eight months which will expire at 4:30 p.m. on DECEMBER 7, 2023.**
- 3. A redemption period of one year which will expire at 4:30 p.m.

The judgment debtor(s) 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(S) DO NOT REDEEM THE PROPERTY BY **4:30 P.M. ON DECEMBER 7, 2023**, 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(S) AT THE TIME OF THE 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 THE 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.

PATRICIA COLE-TINDALL, SHERIFF
King County, Washington

BY: D. SCHMITZ
DEPUTY
KING COUNTY COURTHOUSE
516 THIRD AVENUE
ROOM W-150
SEATTLE, WA 98104
206-263-2600

ATTORNEY:
MCCARTHY & HOLTHUS, LLP
108 1ST AVENUE S
STE 300
SEATTLE, WA 98104
619-243-3960