

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22

FILED
2024 NOV 15
KING COUNTY
SUPERIOR COURT CLERK

CASE #: 24-2-26937-1 SEA

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

IN RE THE PROCEEDING FOR KING
COUNTY FOR THE FORECLOSURE OF LIENS
FOR DELINQUENT REAL PROPERTY TAXES
AND FEES FOR THE YEARS 2021-2024 AND
SOME PRIOR YEARS.

NO. **24-2-26937-1 SEA**

SUMMONS FOR AND NOTICE OF
FORECLOSURE OF LIENS FOR
DELINQUENT REAL PROPERTY
TAXES AND FEES

1. A lawsuit has been initiated to foreclose real property tax liens on the property described in a Certificate of Delinquency filed with the Court on November 15, 2024. The parcel or parcels included in the Certificate of Delinquency is/are described in a document enclosed with this notice. King County's records and/or a title report issued by Chicago Title Insurance Company, reveal that you may own or have an interest in the property described in the enclosed document. Also enclosed with this Summons is a copy of the Complaint and the Notice of Protection: Servicemembers Civil Relief Act that were filed with the Certificate of Delinquency.

2. Pursuant to RCW 84.64.050, King County issued a Certificate of Delinquency on November 15, 2024 for the delinquent real property taxes, fees, interest, and penalties owed, for 2021 through 2024 and/or prior years, on the real property described in the document enclosed with this notice.

SUMMONS FOR AND NOTICE OF FORECLOSURE OF
LIENS FOR DELINQUENT REAL PROPERTY TAXES
AND FEES - 1

Leesa Manion (she/her)
Prosecuting Attorney
CIVIL DIVISION
701 5th Avenue, Suite 600
Seattle, Washington 98104
(206) 477-1120/FAX (206) 296-0191

1 6. As this action includes approximately 202 unrelated parcels, you must make
2 reference to the tax parcel number in your answer, notice of appearance or any other response,
3 inquiry or correspondence concerning this foreclosure action.

4 7. If judgment is rendered against the property, either by default or after a hearing by
5 the Court, the property will be sold to satisfy the judgment. Unless the property is redeemed on
6 or before September 9, 2025 at 4:30 p.m., the sale will take place at an online public auction
7 commencing no earlier than September 10, 2025.

8 8. Important -- Redemption Rights. The property may be redeemed from foreclosure,
9 and sale of the property avoided, by paying the delinquent taxes, fees, interest, penalties and
10 foreclosure costs, prior to the day of the public auction as authorized by the Court. The amount of
11 taxes may also include, if applicable, the amount of any assessment or taxes deferred under
12 chapters 84.37 and 84.38 RCW. The payment must be by cash or certified funds. The right to
13 redeem the property expires on September 9, 2025 at 4:30 p.m. There is no right of redemption
14 on the day of or after the public online auction begins unless the property is owned by a minor or
15 a person adjudicated to be legally incompetent. **Once judgment has been entered, if no payment**
16 **has been received by the King County Treasury Operations Section on or before September**
17 **9, 2025 at 4:30 p.m., the property will be sold at an online auction beginning on September**
18 **10, 2025.**

19 9. Important -- Right to Surplus Sale Proceeds. If the property is sold by order of this
20 Court and you are the record owner of the property on the day the Certificate of Delinquency was
21 filed, then consistent with RCW 84.64.080 you are entitled to make an application for any sale
22 proceeds which exceed the taxes, fees, interest, penalties, foreclosure costs, and water-sewer
district liens, if any. -

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22

DATED this 15th day of November 2024 at Seattle, Washington.

LEESA MANION (she/her)
King County Prosecuting Attorney

By: s/ Thuy Nguyen
THUY NGUYEN, WSBA #55441
Senior Deputy Prosecuting Attorney
Attorneys for King County

King County Prosecuting Attorney's Office
701 5th Avenue, Suite 600
Seattle, Washington 98104
Ph: (206) 477-1928
Fax: (206) 296-0191
Email: thuynguyen@kingcounty.gov