



IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

JHW INVESTMENTS, LLC
Plaintiff,

vs.

EDSON FESSENDEN et al.
Defendants,

Cause No: 24-2-23575-2 SEA

SHERIFF'S NOTICE OF LEVY
AND
NOTICE OF SALE

TO: RAINIER DEVELOPMENT AND CONSTRUCTION, INC., Judgment Debtor

YOU ARE HEREBY NOTIFIED that under and by virtue of a Writ of Execution issued out of the Superior Court of the State of Washington, in and for the County of King before the Honorable Ketu Shah, on the 10th day of April, 2025, in the above entitled action, by the Clerk of the Court thereof, and to me as Sheriff directed and delivered a copy of which Execution is hereto attached, I do hereby levy upon:

PROPERTY:

Any and all intangible property of the Judgment Debtor Rainier Development and Construction, Inc. ("Rainier"), including, but not limited to, any and all:

- 1. Contract rights (not obligations), including, but not limited to, any and all contractual rights of Rainier with: (a) IRI 2828 Southwest Freeway, LLC, a Delaware limited liability company; (b) Rainier/Fund III Levy Park Apartments, LCC, a Delaware limited liability company; (c) Inner Realm Investments, LLC - 2828 Southwest Freeway Series, a Delaware series limited liability company; (d) Real Estate and Alternative Management LP, a Delaware limited liability partnership; (e) Realm Manager, LLC, a Delaware limited liability company; (f) Real Estate Opportunities Fund III, LLC, a Delaware limited liability company; (g) Fox Island Partners, LLC, a Delaware limited liability company; (h) W&R Wedgewood; (i) Valentine Rodrigues; (j) Joseph Harriman; and (k) Travis King;**
- 2. Claims and causes of actions;**
- 3. Accounts and Accounts Receivable;**
- 4. Copyrights and copyrighted works, as well as any copyright registration applications;**
- 5. License and license agreements; and**
- 6. Intellectual property;**

Which personal property, I as Sheriff, now retain in my possession under said Writ.

YOU ARE FURTHER NOTIFIED that I will proceed to sell said personal property on the **4th day of June 2025 at the hour of Ten o'clock a.m. of said day at the King County Sheriff's Office, Civil Unit Counter, Room W-150 of the King County Courthouse, 516 Third Avenue, in the city of Seattle, King County, Washington.** At that time and place, I will sell all the right, title, and interest of the Judgment Debtors, in and to the above-described personal property at public auction, to the highest bidder for cash, to satisfy the judgment and costs.

Dated this 25th of April, 2025

SHERIFF PATRICIA COLE-TINDALL
KING COUNTY, WASHINGTON

By: D. Schmitz
Deputy

ATTORNEY:
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