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IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

NADLAN GROUP LLC, a Washington limited liability company

vs.

FRIENDLY OLD FOLKS HOME LLC, et al.

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

CAUSE # 22-2-11195-0 KNT

JUDGMENT RENDERED ON 12/22/2022
WRIT OF EXECUTION ISSUED: 2/23/2024
DATE OF LEVY: 2/27/2024

TO: FRIENDLY OLD FOLKS HOME LLC, DANIEL SUCIU, CRISTINA SUCIU, JUDGMENT DEBTOR(S):

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

16028 NE 184TH PL, WOODINVILLE, WA 98072

LOT 2 OF SHORT PLAT NUMBER 985045, RECORDED UNDER RECORDING NUMBER 8712161210, IN KING COUNTY, WASHINGTON; EXCEPT THE SOUTHEASTERLY 20.00 FEET THEREOF AS MEASURED AT RIGHT ANGLES TO THE LINE BETWEEN LOTS 1 AND 2 OF SAID SHORT PLAT; AND EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT COMMON TO TRACT "X" AND LOT 1 ON THE SOUTHWESTERLY LINE OF SAID SHORT PLAT; THENCE NORTH 57°26'23" WEST ALONG SAID SOUTHWESTERLY LINE, 20.67 FEET; THENCE NORTH 47°09'41" EAST 31.00 FEET TO THE NORTHEASTERLY LINE OF TRACT "X" AND THE TRUE POINT OF BEGINNING; THENCE CONTINUE NORTH 47°09'41" EAST 41.61 FEET; THENCE NORTH 42°50'19" WEST 13.00 FEET; THENCE SOUTH 47°09'41" WEST 45 FEET TO THE NORTHEASTERLY LINE OF TRACT "X"; THENCE 57°26'23" EAST 13.43 FEET TO THE TRUE POINT OF BEGINNING;

TOGETHER WITH THE SOUTHEASTERLY 32.32 FEET OF LOT 3 OF SAID SHORT PLAT NUMBER 985045 AS MEASURED AT RIGHT ANGLES TO THE LINE BETWEEN SAID LOTS 2 AND 3;

TOGETHER WITH AN UNDIVIDED INTEREST IN TRACT "X" OF SAID SHORT PLAT NUMBER 985045, AS REVISED BY LOT LINE ADJUSTMENT NUMBER 8810017;

TOGETHER WITH AN UNDIVIDED INTEREST IN TRACT "A" OF SAID SHORT PLAT NO. 985045;

(ALSO KNOWN AS LOT B KING COUNTY LOT LINE ADJUSTMENT NUMBER 8810017 RECORDED UNDER RECORDING NO. 8812200377).

TAX PARCEL NUMBER 404590-0104-05

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

TIME: 10:00 AM
DATE: APRIL 12, 2024
PLACE: 4TH AVENUE ENTRANCE, KING COUNTY ADMINISTRATION BUILDING, 500 FOURTH AVENUE, SEATTLE, WA 98104

THE JUDGMENT DEBTOR(S) CAN AVOID THE SALE BY PAYING THE JUDGMENT AMOUNT OF **\$312,988.85** 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
- 3. **A redemption period of one year which will expire at 4:30 p.m. on APRIL 12, 2025.**

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 APRIL 12, 2025**, 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 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.

If the sale is not pursuant to a judgment of foreclosure of a mortgage, the Sheriff has been informed that there is not sufficient personal property to satisfy the judgment. If the judgment debtor(s) do have sufficient personal property to satisfy the judgment, the judgment debtor(s) should contact the Sheriff's office immediately.

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:
SCHWEET LINDE & ROSENBLUM, PLLC
575 S MICHIGAN STREET
SEATTLE, WA 98108
206-275-1010