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IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

SUNDANCE AT KLAHANIE
CONDOMINIUM OWNERS
ASSOCIATION, a Washington Non-Profit
Corporation

vs.

YEKUTKHAN ABDURASHIDOVA; et al.

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

CAUSE # 20-2-09304-1 SEA

JUDGMENT RENDERED ON 09/03/2020

ORDER OF SALE ISSUED: 09/30/2020

DATE OF LEVY: 10/13/2020

TO: YEKUTKHAN ABDURASHIDOVA, an individual, and JANE or JOHN DOE ABDURASHIDOVA, an individual, spouses or registered domestic partners and the marital or quasi-martial community composed thereof: 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:

25235 SE KLAHANIE BLVD, #C201, SAMMAMISH, WA 98029

UNIT C201, SUNDANCE AT KLAHANIE, A CONDOMINIUM, ACCORDING TO THE DECLARATION RECORDED UNDER RECORDING NO. 9505010788, AND ANY AMENDMENTS THERETO, AND SURVEY MAP AND PLANS IN VOLUME 123 OF CONDOMINIUM PLATS, ON PAGES 86 THROUGH 92, INCLUSIVE, AND ANY AMENDMENTS THERETO, RECORDS OF KING COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON. THE UNIT'S TAX PARCEL NUMBER IS 809310-0260

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

TIME: 10:00 AM
DATE: DECEMBER 4, 2020
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 **\$10,601.48** 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 December 4, 2021.**

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 4, 2021**, 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.

MITZI JOHANKNECHT, SHERIFF
King County, Washington

BY: HUGO ESPARZA
DEPUTY
KING COUNTY COURTHOUSE
516 THIRD AVENUE
ROOM W-150
SEATTLE, WA 98104
(206) 263-2600

ATTORNEY:
SOUND LEGAL PARTNERS, PLLC
6161 NORTHEAST 175TH STREET
SUITE 205
KENMORE, WA 98028
(206) 823-1040