

Legal Notices

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Case No.: 25-4-04003-5 SEA PROBATE NOTICE TO CREDITORS RCW 11.40.030 IN THE MATTER OF THE ESTATE OF MONA BROOKES, Deceased. The Administrator named below has been appointed as Administrator of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) thirty days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020 (1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: July 8, 2026 PERSONAL REPRESENTATIVE: Linda Sawtelle ATTORNEY FOR PERSONAL REPRESENTATIVE: Nathan Hoerschelmann, WSBA No. 33592 ADDRESS FOR MAILING OR SERVICE: Hoerschelmann Dietz PLLC 140 Lakeside Ave, Seattle, WA 98122 Published in the Queen Anne & Magnolia News July 8, 15 & 22, 2026

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KING COUNTY Estate of DEBORAH ALDEN BYRNE, Deceased. NO. 26-4-04855-7 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) The Administrator named below has been appointed as Administrator of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) thirty days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. DATE OF FIRST PUBLICATION: July 15, 2026 ADMINISTRATOR: Donald Edward Byrne ATTORNEY FOR ADMINISTRATOR: Ashley McAlhaney CMS Law Firm LLC ADDRESS FOR MAILING OR SERVICE: 811 Kirkland Avenue, Suite 201 Kirkland, WA 98033 206.659.1512 COURT OF PROBATE PROCEEDINGS: King County Superior Court CASE NUMBER 26-4-04855-7 SEA Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF KING BOEING EMPLOYEES' CREDIT UNION, Plaintiff, vs. LOUIS GOMEZ; OCCUPANTS OF THE PROPERTY, Defendants. Case No.: 26-2-17211-1 SEA SUMMONS BY PUBLICATION To: LOUIS GOMEZ; OCCUPANTS OF THE PROPERTY, THE STATE OF WASHINGTON TO THE SAID DEFENDANTS: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 8th day of July, 2026, and defend the above entitled action in the above entitled court, and answer the complaint of the Plaintiff, Boeing Employees' Credit Union, and serve a copy of your answer upon the undersigned attorneys for Plaintiff, McCarthy & Holthus, LLP at the office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The basis for the complaint is a foreclosure of the property commonly known as 13539 Meridian Avenue N, Seattle, WA 98133, King County, Washington as a result of a default under the terms of the note and deed of trust. DATED: June 30, 2026 McCarthy & Holthus, LLP s/Grace Chu Grace Chu WSBA No. 51256 David Swartley WSBA No. 51732 108 1st Avenue South, Ste. 400 Seattle, WA 98104 Attorneys for Plaintiff Published in the Queen Anne & Magnolia News July 8, 15, 22, 29, August 5 & 12, 2026

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR THE COUNTY OF SNOHOMISH In the Matter of the Estate of: PAMELA COCHRANE-PRYOR Deceased. No. 26-4-01184-31

PROBATE NOTICE TO CREDITORS The Personal Representative named below has been appointed and has qualified as Personal Representative of this estate. Persons having claims against the deceased must, prior to the time such claims would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative, the Resident Agent for the Personal Representative, or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the probate assets and nonprobate assets of the decedent. DATE OF FILING COPY OF NOTICE TO CREDITORS with Clerk of Court: June 30, 2026 DATE OF FIRST PUBLICATION: July 8, 2026 Personal Representative: Donald L. Cochran, Jr. Attorney for Estate and for the Personal Representative: Joshua B. Holtry Address: Hickman Menashe, P.S. 4211 Alderwood Mall Blvd., Ste. 204 Lynnwood, WA 98036 Telephone: (425) 744-5658 Published in the Queen Anne & Magnolia News July 8, 15 & 22, 2026

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In Re The Estate of: ANTHONY CLARK JR., Deceased. No. 26-4-05105-1 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030)(NCTRD) The person named below has been appointed as Personal Representative of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: July 15, 2026 Personal Representative: /s/William Robinson William Robinson, Attorney for Petitioner WSBA #55824 Address for Mailing or Service: Law Offices of William Robinson, PLLC 1408 140th Place NE Suite 205-D Bellevue, WA 98007 Court of probate proceedings and cause number: King County Superior Court 26-4-05105-1 SEA Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In Re The Estate of: MARIA TAMBIO LLAPITAN, Deceased. No. 26-4-04918-9 KNT PROBATE NOTICE TO CREDITORS (RCW 11.40.030) (NCTRD) The person named below has been appointed as Personal Representative of this Estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below, a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditors as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of this notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and RCW 11.40.60. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: Wednesday, July 8, 2026 Personal Representative: Jennifer T. Dyken DATED this 1st day of July, 2026 at Federal Way, Washington. /s/ Peter Klipstein Peter Klipstein, WSBA #26507 GRAUNKE AYOUB LAW 33400 9th Avenue S, Suite 120 Federal Way, WA 98003 Telephone: 206-652-4310 Facsimile: 206-686-0190 Email: peter@graunke-ayoub.com Counsel for Personal Representative Address for Mailing or Service: Graunke Ayoub Law 33400 9th Avenue S, Suite 120 Federal Way, WA 98003 Published in the Queen

Anne & Magnolia News July 8, 15 & 22, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: AMELIA VILLEGAS, Deceased. Probate No. 26-4-04303-2 KNT PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: July 8, 2026 Personal Representative: Lawrence Guevara Attorney for the Personal Representative: Robert C. Iddins Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of probate proceedings and cause number: King County Superior Court 26-4-04303-2 KNT Published in the Queen Anne & Magnolia News July 8, 15 & 22, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: JUNE TSURUKO OSHIRO, Deceased. Probate No. 26-4-05038-1 KNT PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: July 8, 2026 Personal Representative: Stephen S. Oshiro Attorney for the Personal Representative: Brittany S. Stockton Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of probate proceedings and cause number: King County Superior Court 26-4-05038-1 KNT Published in the Queen Anne & Magnolia News July 8, 15 & 22, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: LARRY THOMAS LATTIG, Deceased. Probate No. 26-4-05013-6 KNT PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: July 15, 2026 Personal Representative: Steven Blomquist Attorney for the Personal Representative: Robert C. Iddins Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of probate proceedings and cause number: King County Superior

Court 26-4-05013-6 KNT Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: LILLIE G. TAYLOR, Deceased. Probate No. 26-4-04997-9 KNT PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: July 22, 2026 Personal Representative: Darryle Taylor Attorney for the Personal Representative: Robert C. Iddins Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of probate proceedings and cause number: King County Superior Court 26-4-04997-9 KNT Published in the Queen Anne & Magnolia News July 22, 29 & August 5, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: NANCY CLAIRE HEBRANK, Deceased. Case No. 26-4-05455-7 NON-PROBATE NOTICE TO CREDITORS RCW 11.42.030 The Notice Agent named below has elected to give notice to creditors of the above-named Decedent. As of the date of the filing of a copy of this Notice with the court, the Notice Agent has no knowledge of any other person acting as Notice Agent or of the appointment of a Personal Representative of the Decedent's estate in the State of Washington. According to the records of the court as are available on the date of the filing of this Notice with the court, a cause number regarding the Decedent has not been issued to any other Notice Agent and a Personal Representative of the Decedent's estate has not been appointed. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.42.070 by serving on or mailing to the Notice Agent or the Notice Agent's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the Notice Agent's Declaration and Oath were filed. The claim must be presented within the later of: (1) Thirty days after the Notice Agent served or mailed the notice to the creditor as provided under RCW 11.42.020(2)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.42.050 and 11.42.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: July 22, 2026 The Notice Agent declares under penalty of perjury under the laws of the State of Washington on July 16, 2026, at Kent, Washington that the foregoing is true and correct. Signed: /s/ Nolan Robert Hebrank Notice Agent: Nolan Robert Hebrank Attorney for the Notice Agent: Brittany S. Stockton Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of Notice Agent's oath and declaration cause number: King County Published in the Queen Anne & Magnolia News July 22, 29 & August 5, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: ROGER LEE COSTA, Deceased. Probate No. 26-4-04439-0 KNT PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Administrator named below has been appointed as Administrator of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)

(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: See Affidavit of Publication Personal Representative: Wesley Annelles Costa Attorney for the Personal Representative: Brittany S. Stockton Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of probate proceedings and cause number: 26-4-04439-0 KNT, King County Superior Court Published in the Queen Anne & Magnolia News July 8, 15 & 22, 2026

IN THE SUPERIOR COURT OF WASHINGTON IN AND FOR KING COUNTY In Re the Estate of: RUTH ELLEN WOODCOCK, Deceased. Probate No. 26-4-04973-1 KNT PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate and nonprobate assets. Date of First Publication: July 15, 2026 Personal Representative: Erica L. Woodcock Attorney for the Personal Representative: Robert C. Iddins Address for Mailing or Service: Iddins Law Group 25052 104th Ave SE, Suite B Kent, WA 98030 Court of probate proceedings and cause number: King County Superior Court 26-4-04973-1 KNT Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

SUPERIOR COURT OF WASHINGTON FOR KING COUNTY In the Matter of the Estate of: ISABELL B. FEAGAN, Deceased. NO. 26-4-03594-3 SEA PROBATE NOTICE TO CREDITORS (RCW 11.40.030) PLEASE TAKE NOTICE The above Court has appointed me Personal Representative of Decedent's estate. Any person having a claim against Decedent must present the claim: • Before the time when the claim would be barred by any applicable statute of limitations, and • In the manner provided in RCW 11.40.070: • By filing with the Court the original of the signed Creditor's Claim, and • By serving upon or mailing by first class mail to me at the address provided below a copy of the signed Creditor's Claim. The Creditor's Claim must be presented by the later to occur of: • Thirty (30) days after I served or mailed this Notice to you as provided in RCW 11.40.020(3), or • Four (4) months after the date of first publication of this Notice. If the Creditor's Claim is not presented within the foregoing time period, the claim will be forever barred except as provided in RCW 11.40.051 and 11.40.060. This bar is effective for claims against both the Decedent's probate and non-probate assets. Date of First Publication of this Notice: July 15, 2026 Bruce Feagan Executor/Personal Representative Address for Mailing of Claim: 6889 Lacona St Othello, WA 99344 Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

SUPERIOR COURT OF WASHINGTON FOR SNOHOMISH COUNTY Estate of ADDELE D. WELLS, Deceased. No. 26-4-01179-31 PROBATE NOTICE TO CREDITORS (RCW 11.40.030) THE ADMINISTRATOR NAMED BELOW has been appointed as Administrator of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Administrator or the Administrator's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the Administrator served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW

11.40.051 and RCW 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: July 8, 2026 Administrator Typed Name: Sloan M. Hubl Attorney for Estate: Jody K. Reich, WSBA #29069 Address for Mailing or Service: Jody Reich Law, PLLC 209 4th Ave S., Suite 101-A Edmonds, WA 98020 Jody Reich Law, PLLC 209 4th Avenue S., Suite 101-A Edmonds, WA 98020 (206) 940-0808 Published in the Queen Anne & Magnolia News July 8, 15 & 22, 2026

SUPERIOR COURT OF WASHINGTON FOR SNOHOMISH COUNTY In Re the Estate of: LARRY E. MCLAUGHLIN, Deceased. NO. 26-4-01361-31 PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the personal representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: July 15, 2026 /s/ Michelle R. Danner, Personal Representative Attorney for Personal Representative: Paige Buurstra, WSBA# 40500 Buurstra Law PLLC 21 Avenue A, Ste C Snohomish, WA 98290 Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

SUPERIOR COURT OF WASHINGTON FOR SNOHOMISH COUNTY In Re the Estate of: RICHARD J. BURRELL, Deceased. NO. 26-4-01362-31 PROBATE NOTICE TO CREDITORS RCW 11.40.030 The Personal Representative named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the personal representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the Court. The claim must be presented within the later of: (1) Thirty days after the Personal Representative served or mailed the notice to the creditor as provided under RCW 11.40.020(1)(c); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of First Publication: July 15, 2026 /s/ Colin J. Burrell, Personal Representative Attorney for Personal Representative: Paige Buurstra, WSBA# 40500 Buurstra Law PLLC 21 Avenue A, Ste C Snohomish, WA 98290 Published in the Queen Anne & Magnolia News July 15, 22 & 29, 2026

SUPERIOR COURT OF WASHINGTON IN AND FOR SNOHOMISH COUNTY IN THE MATTER OF THE ESTATE OF MARK A. PECKHAM, DECEASED. No. 26-4-01434-31 PROBATE NOTICE TO CREDITORS (RCW 11.40.030) The personal representative named below has been appointed as personal representative of this estate. Any person having a claim against the decedent must, before the time the claim would be barred by any otherwise applicable statute of limitations, present the claim in the manner as provided in RCW 11.40.070 by serving on or mailing to the personal representative or the personal representative's attorney at the address stated below a copy of the claim and filing the original of the claim with the court. The claim must be presented within the later of: (1) Thirty days after the personal representative served or mailed the notice to the creditor as provided under RCW 11.40.020(3); or (2) four months after the date of first publication of the notice. If the claim is not presented within this time frame, the claim is forever barred, except as otherwise provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the decedent's probate and nonprobate assets. Date of first publication: July 22, 2026 PERSONAL REPRESENTATIVE Julie K. Peckham Attorney for Personal Representative: Gary L. Baker Baker Law Firm, P.S. (360) 659-7800 Address for Mailing or Service: Baker Law Firm, P.S. 1802 Grove Street Marysville, Washington 98270 Published in the Snohomish County Tribune July 22, 29 & August 5, 2026

Superior Court of Washington, County of KING In re: Petitioner/s (person/s who started this case): KENNETH NGUYEN

And Respondent/s (other party/parties): ANH THUY HOANG Case Number: 26-3-03269-0 KNT Summons Served by Publication (Clerk Code: SMPB) AMENDED Summons Served by Publication To: ANH THUY HOANG I have started a court case by filing a petition. The name of the Petition is: KENNETH NGUYEN You must respond in writing if you want the court to consider your side. Deadline! Your Response must be filed and served within 60 days of the date this Summons is published: July 22, 2026. If you do not file and serve your Response or a Notice of Appearance by the deadline: • No one has to notify you about other hearings in this case, and • The court may approve the requests in the Petition without hearing your side (called a default judgment). Follow these steps: 1. Read the Petition and any other documents that were filed at court with this Those Summons. Those documents explain what the other party is asking for. 2. Fill out a Response on this form (check the Response that matches the petition): [x] Other (specify): FL Divorce 201, Response to Petition for Divorce (Dissolution) You can get the Response form and other forms you may need at: • The Washington state courts' website: www.courts.wa.gov/forms. • Washington LawHelp: www.washingtonlawhelp.org, or • The Superior Court Clerk's office or county law library (for a fee). 3. Serve (give) a copy of your Response to the person who filed this summons at the address below, and to any other parties. You may use certified mail with return receipt requested. For more information on how to serve, read Superior Court Civil Rule 5. 4. File your original Response with the court clerk at this address: Superior Court Clerk, King County 401 Fourth Ave N, Room 2C Kent WA 98032 5. Lawyer not required: It is a good idea to talk to a lawyer, but you may file and serve your Response without one. Summons or his/her lawyer fills out below: Person filing this Summons or his/her lawyer fills out below: /s/ KENNETH NGUYEN Date 7/14/2026 I agree to accept legal papers for this case at (check one): [x] the following address (this does not have to be your home address): 31500 33rd PI SW #H203 Federal Way, WA 98023 (If this address changes, before the case ends, you must notify all parties and the court in writing You may use the Notice of Address Change form (FL All Family 120). You must also update your Confidential Information Form (FL All Family 001) if this case involves parentage or child support.) Note: You and the other party/ies may agree to accept legal papers by email under Superior Court Civil Rule 5 and local court rules. This Summons is issued according to Rule 4.1 of the Superior Court Civil Rules of the state of Washington. Published in the Queen Anne & Magnolia News July 22, 29, August 5, 12, 19 & 26, 2026

Superior Court of Washington, County of King No. 26-2-13358-1 SEA HENRY W. DEAN, solely in his capacity as the successor trustee of the BINGHAM 2/23 WASHINGTON FAMILY TRUST u/a dated April 14, 2023, Plaintiff, vs. MICHAEL MALNATI, APOLLONIA AGNES KWAN, the unknown heirs of WILLIAM YUK LEUNG KWAN, and all others having an interest in or to the real property legally described in the Complaint, Defendants. The State of Washington to the said Unknown Heirs of WILLIAM YUK LEUNG KWAN: You are hereby summoned to appear within sixty days after the date of the first publication of this summons, to wit, within sixty days after the 17th day of June, 2026, and defend the above entitled action in the above entitled court, and answer the complaint of the plaintiff Henry W. Dean, and serve a copy of your answer upon the undersigned attorney for plaintiff, Dennis McGlothlin, at his office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint, which has been filed with the clerk of said court. The object of the action is to clear title to certain real property located in King County, Washington, as more fully described in the complaint. A copy of the Summons and Complaint can be obtained from either the Clerk of the Court or the attorney below. If you wish legal assistance, you should immediately retain an attorney to advise you in this matter. Dated: 06/17/2026 Dennis McGlothlin, Western Washington Law Group, PLLC, Plaintiffs Attorneys. 10485 NE 6th St. #2620, Bellevue, WA 98004. 425-728-7296. Published in the Queen Anne & Magnolia News June 17, 24, July 1, 8, 15 & 22, 2026

Superior Court of Washington, County of Pierce CHARLES BEN THOMAS JR CHARLETTA CRUZ Petitioner vs. CHARLENE IDA NICHOLSON Respondent No. 26-2-00969-0 SUMMONS BY PUBLICATION (SMPB) Summons By Publication The STATE OF WASHINGTON to: CHARLENE IDA NICHOLSON YOU ARE HEREBY SUMMONED to appear on the 21st day of July, 2026 at 1 p.m. at Pierce Superior Court, 930 Tacoma Ave S., Tacoma WA 98402 and respond to the petition. If you fail to respond, an order of protection will be issued against you pursuant to RCW 7.105.310 for a minimum of one year from the date you are required to appear. A temporary order of protection has

been issued against you, restraining you from the following: (contact the court for a complete copy of the Temporary Order) [x] Do not cause any physical harm, bodily injury, assault, nonconsensual sexual conduct or nonconsensual sexual penetration, and do not harass. threaten, or stalk the protected person or any minor children residing with the protected person. [x] Do not attempt or have any contact, including nonphysical contact, directly, indirectly, or through third parties, regardless of whether those third parties know of the order, except for service of court documents with the protected person or any minor children residing with the protected person. [x] Do not return to or enter the protected person's residence, workplace, school, vehicle and/or other location: [x] Do not knowingly come within, or knowingly remain within, 1,000 feet or other distance (specify) of the protected person and the protected person's residence, school, workplace, vehicle or other location: [x] Do not harass, follow, monitor, keep under physical or electronic surveillance, cyber harass (as defined in RCW 9A.90. XXX), or use phone, video, audio or other electronic means to record, photograph, or track locations or communication, including digital, wire, or electronic communication, of the protected person. [x] Do not commit or threaten to commit acts of abandonment, neglect, financial exploitation, or abuse, including sexual abuse, mental abuse, physical abuse, personal exploitation, and improper use of restraints, against the vulnerable adult. A copy of the petition, notice of hearing, and temporary ex parte protection order has been filed with the clerk of this court. Date: JUN 16 2026 Petitioner's Signature /s/ Charletta Cruz Print name here CHARLETTA CRUZ I agree to accept legal papers for this case at (check one): [x] the following address (this does not have to be your home address): 2308 Plumeria Avenue, North Las Vegas, NV 89081 (If this address changes before the case ends, you must notify all parties and the court in writing. You may use the Notice of Address Change form (FL All Family 120). You must also update your Confidential Information Form (FL All Family 001) if this case involves parentage or child support.) Note: You and the other party/ies may agree to accept legal papers by email under Superior Court Civil Rule 5 and local court rules. This Summons is issued according to Rule 4.1 of the Superior Court Civil Rules of the state of Washington. Published in the Queen Anne & Magnolia News July 1, 8, 15, 22, 29 & August 5, 2026

TS No WA05000041-25-1 TO No 250204717-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: LIAN M THANG, AN UNMARRIED PERSON AND BAWI HNIN AND LILY LAL TLAN THANG, A MARRIED COUPLE Current Beneficiary of the Deed of Trust: RoundPoint Mortgage Servicing LLC Original Trustee of the Deed of Trust: ENDPOINT CLOSING, INC. Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: RoundPoint Mortgage Servicing LLC Reference Number of the Deed of Trust: Instrument No. 20220609001114 Parcel Number: 8945600420 | 894560042000 I. NOTICE IS HEREBY GIVEN that on August 21, 2026, 09:00 AM, Main Entrance, King County Administration Building, 500 4th Avenue, Seattle, WA 98104, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of King, State of Washington, to-wit: UNIT 42, OF VILLAGE SQUARE AT LEA HILL, A CONDOMINIUM, ACCORDING TO DECLARATION THEREOF RECORDED UNDER KING COUNTY RECORDING NO. 20000601000513, AND ANY AMENDMENTS THERETO; SAID UNIT IS LOCATED ON SURVEY MAP AND PLANS FILED IN VOLUME 164 OF CONDOMINIUMS, AT PAGES 45 THROUGH 47, IN KING COUNTY, WASHINGTON. APN: 8945600420 | 894560042000 More commonly known as 31025 122ND LN SE 42, AUBURN, WA 98092 which is subject to that certain Deed of Trust dated June 8, 2022, executed by LIAN M THANG, AN UNMARRIED PERSON AND BAWI HNIN AND LILY LAL TLAN THANG, A MARRIED COUPLE as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for FAIRWAY INDEPENDENT MORTGAGE CORPORATION, Beneficiary of the security instrument, its successors and assigns, recorded June 9, 2022 as Instrument No. 20220609001114 and the beneficial interest was assigned to RoundPoint Mortgage Servicing LLC and recorded August 18, 2025 as Instrument Number 20250818001040 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by RoundPoint Mortgage Servicing LLC, the current Beneficiary of the Deed of Trust is now pending to seek

satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From September 1, 2024 To April 13, 2026 Number of Payments 19 Total \$79,985.56 LATE CHARGE INFORMATION September 1, 2024 April 13, 2026 \$456.60 \$456.60 PROMISSORY NOTE INFORMATION Note Dated: June 8, 2022 Note Amount \$508,250.00 Interest Paid To: August 1, 2024 Next Due Date: September 1, 2024 Current Beneficiary: RoundPoint Mortgage Servicing LLC Contact Phone No: 877-426-8805 Address: 446 Wrenplace Road, Fort Mill, SC 29715 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$494,213.47, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on August 21, 2026. The defaults referred to in Paragraph III must be cured by August 10, 2026, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before August 10, 2026 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the August 10, 2026 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, RoundPoint Mortgage Servicing LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS BAWI HNIN 31025 122ND LN SE 42, AUBURN, WA 98092 LIAN M THANG 31025 122ND LN SE 42, AUBURN, WA 98092 LILY LAL TLAN THANG 31025 122ND LN SE 42, AUBURN, WA 98092 LILY LAL TLAN THANG 3445 S 144TH STAPT. 114, TUKWILA, WA 98168-4065 UNKNOWN SPOUSE OF LIAN M THANG 31025 122ND LN SE 42, AUBURN, WA 98092 by both first class and certified mail on December 10, 2025, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place December 10, 2025 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor or all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be

available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Washington State Housing Finance Commission: Toll-free: 1-877-894-HOME (1-877-894-4663) Website: <https://www.homeownership-wa.org/> The United States Department of Housing and Urban Development: Toll-free: 1-800-569-4287 Website: https://answers.hud.gov/housingcounseling/s/?language=en_US The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Toll-free: 1-800-606-4819 Website: <https://nwjustice.org/home> Effective March 1, 2026, new federal regulations (89 Fed. Reg. 70.258) may impact residential real property (1-4 residential units) title transfers to covered entities trusts, with reporting requirements unless exempt. <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> Dated: April 14, 2026 MTC Financial Inc. dba Trustee Corps, as Duty Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/ Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 124435, Pub Dates: 07/22/2026, 08/12/2026, QUEEN ANNE & MAGNOLIA NEWS

TS No WA05000056-25-1 TO No 250271339-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: JOHN BUDAR JR., A WIDOWER Current Beneficiary of the Deed of Trust: Nationstar Mortgage LLC Original Trustee of the Deed of Trust: QUALITY LOAN SERVICE, CORP OF WA Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: NATIONSTAR MORTGAGE LLC Reference Number of the Deed of Trust: Instrument No. 20171107000826 Parcel Number: 0323079026 I. NOTICE IS HEREBY GIVEN that on May 15, 2026, 09:00 AM ***THE SALE WAS POSTPONED TO 08/21/2026 @ 9:00AM***, Main Entrance, King County Administration Building, 500 4th Avenue, Seattle, WA 98104, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of King, State of Washington, to-wit: PARCEL A: BEGINNING AT A POINT MARKED BY A HUB IN THE GROUND 568 FEET SOUTH AND 22 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 23 NORTH, RANGE 7 EAST, W.M., IN KING COUNTY, WASHINGTON; THENCE NORTH 42°42'00" WEST 76.7 FEET TO A POINT MARKED BY A HUB IN THE GROUND; THENCE NORTH 43°31'00" EAST 128 FEET; THENCE SOUTH 32°00'00" EAST 86 FEET; THENCE SOUTH 47°18'00" WEST 116 FEET, MORE OR LESS, TO THE POINT OF BEGINNING; PARCEL B: A NON-EXCLUSIVE EASEMENT FOR ROAD PURPOSES AS DISCLOSED BY INSTRUMENTS RECORDED UNDER RECORDING NUMBERS 2630193, 2644788, 2702042, 2719690 AND 2747454. APN: 0323079026 More commonly known as 32610 SE 108TH ST, ISSAQUAH, WA 98027 which is subject to that certain Deed of Trust dated October 24, 2017, executed by JOHN BUDAR JR., A WIDOWER as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Beneficiary of the security instrument, its successors and assigns, recorded November 7, 2017 as Instrument No. 20171107000826 and the beneficial interest was assigned to NATIONSTAR MORTGAGE LLC and recorded April 23, 2025 as Instrument Number 20250423000464 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Nationstar Mortgage LLC, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From January 1, 2025 To January 8, 2026 Number of Payments 1 \$27,027.54 Total \$27,027.54 LATE CHARGE INFORMATION January 1, 2025 January 8, 2026 \$277.44 \$277.44 PROMISSORY NOTE INFORMATION Note Dated: October 24, 2017 Note Amount \$282,000.00 Interest Paid To: December 1, 2024 Next Due Date: January 1, 2025 Current Benefi-

ciary: Nationstar Mortgage LLC Contact Phone No: 800-306-9027 Address: 8950 Cypress Waters Blvd., Coppell, TX 75019 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$175,963.70, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on May 15, 2026. The defaults referred to in Paragraph III must be cured by May 4, 2026, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before May 4, 2026 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the May 4, 2026 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Nationstar Mortgage LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS JOHN BUDAR JR. 32610 SE 108TH ST, ISSAQUAH, WA 98027 JOHN BUDAR JR. 21106 116TH ST SE, SNOHOMISH, WA 98290 JOHN BUDAR JR. 21108 116TH STREET SE, MONROE, WA 98290 JOHN BUDAR JR. PO BOX 575, MONROE, WA 98272 ESTATE OF JOHN BUDAR JR. 32610 SE 108TH ST, ISSAQUAH, WA 98027 ESTATE OF JOHN BUDAR JR. 21106 116TH ST SE, SNOHOMISH, WA 98290 ESTATE OF JOHN BUDAR JR. 21108 116TH ST SOUTH, SNOHOMISH, WA 98290 ESTATE OF JOHN BUDAR JR. 21108 116TH STREET SE, MONROE, WA 98290 ESTATE OF JOHN BUDAR JR. PO BOX 575, MONROE, WA 98272 HEIRS AND DEVEISEES OF JOHN BUDAR JR. 32610 SE 108TH ST, ISSAQUAH, WA 98027 HEIRS AND DEVEISEES OF JOHN BUDAR JR. 21106 116TH ST SE, SNOHOMISH, WA 98290 HEIRS AND DEVEISEES OF JOHN BUDAR JR. 21108 116TH ST SOUTH, SNOHOMISH, WA 98290 HEIRS AND DEVEISEES OF JOHN BUDAR JR. 21108 116TH STREET SE, MONROE, WA 98290 HEIRS AND DEVEISEES OF JOHN BUDAR JR. PO BOX 575, MONROE, WA 98272 OCCUPANT 32610 SE 108TH ST, ISSAQUAH, WA 98027 UNKNOWN SPOUSE OF JOHN BUDAR JR. 32610 SE 108TH ST, ISSAQUAH, WA 98027 ELYSA JANE BUDAR 1621 E CROWN AVE, SPOKANE, WA 99207-4014 JON ALAN BUDAR 88 E POLE RD, LYNDEN, WA 98264-9688 CHERYL L PURTTEMAN 21516 139TH PL SE, MONROE, WA 98272-7732 by both first class and certified mail on July 16, 2025, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place July 15, 2025 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the

amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Washington State Housing Finance Commission: Toll-free: 1-877-894-HOME (1-877-894-4663) Website: <https://www.homeownership-wa.org/> The United States Department of Housing and Urban Development: Toll-free: 1-800-569-4287 Website: https://answers.hud.gov/housingcounseling/s/?language=en_US The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Toll-free: 1-800-606-4819 Website: <https://nwjustice.org/home> Effective March 1, 2026, new federal regulations (89 Fed. Reg. 70.258) will impact residential real property (1-4 residential units) title transfers to covered entities trusts, with reporting requirements unless exempt. <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> Dated: January 8, 2026 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 126699, Pub Dates: 07/22/2026, 08/12/2026, QUEEN ANNE & MAGNOLIA NEWS

TS No WA05000120-25-1 TO No 250544110-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: HARSHVINDER SINGH, A SINGLE MAN Current Beneficiary of the Deed of Trust: Onslow Bay Financial LLC Original Trustee of the Deed of Trust: BISHOP, WHITE, MARSHALL & WEIBEL, P.S. Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: NATIONSTAR MORTGAGE LLC Reference Number of the Deed of Trust: Instrument No. 20220301001663 Parcel Number: 0421-059-039 I. NOTICE IS HEREBY GIVEN that on May 29, 2026, 09:00 AM***THE SALE WAS POSTPONED TO 8/21/2026 @ 9:00AM***, Main Entrance, King County Administration Building, 500 4th Avenue, Seattle, WA 98104, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of King, State of Washington, to-wit: THE SOUTH 165 FEET OF THE NORTH 330 FEET OF THE EAST 180 FEET OF THE WEST 660 FEET OF THE GOVERNMENT LOT 2, SECTION 4, TOWNSHIP 21 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON; TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR ROAD PURPOSES OVER AND ACROSS THE SOUTH 30 FEET OF THE NORTH 180 FEET OF THE EAST 630 FEET OF THE WEST 660 FEET OF SAID GOVERNMENT LOT 2; SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON. APN: 0421-059-039 More commonly known as 12459 SE 288TH PL, AUBURN, WA 98092 which is subject to that certain Deed of Trust dated February 28, 2022, executed by HARSHVINDER SINGH, A SINGLE MAN as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for UNITED WHOLESALE MORTGAGE, LLC, Beneficiary of the security instrument, its successors and assigns, recorded March 1, 2022 as Instrument No. 20220301001663 and the beneficial interest was assigned to ONSLOW BAY FINANCIAL LLC and recorded February 11, 2025 as Instrument Number 20250211000137 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Onslow Bay Financial LLC, the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/ Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From March 1, 2025 To January 23, 2026 Number of Payments 11 Monthly Payment Total \$31,898.05 LATE CHARGE INFORMATION March 1, 2025 January 23, 2026 \$335.85 PROMISSORY NOTE INFORMATION Note Dated: February 28, 2022 Note Amount \$476,150.00 Interest Paid To: February 1, 2025 Next Due Date: March 1, 2025 Current Beneficiary: Onslow Bay Financial LLC Contact Phone

No: 800-306-9027 Address: 8950 Cypress Waters Blvd., Coppell, TX 75019 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$450,984.30, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on May 29, 2026. The defaults referred to in Paragraph III must be cured by May 18, 2026, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before May 18, 2026 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the May 18, 2026 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Onslow Bay Financial LLC or Trustee to the Borrower and Grantor at the following address(es): ADDRESS HARSHVINDER SINGH 12459 SE 288TH PL, AUBURN, WA 98092 HARSHVINDER SINGH 30215 127TH PL, SE AUBURN, WA 98092 UNKNOWN SPOUSE OF HARSHVINDER SINGH 12459 SE 288TH PL, AUBURN, WA 98092 by both first class and certified mail on October 28, 2025, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place October 28, 2025 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Washington State Housing Finance Commission: Toll-free: 1-877-894-HOME (1-877-894-4663) Website: <https://www.homeownership-wa.org/> The United States Department of Housing and Urban Development: Toll-free: 1-800-569-4287 Website: https://answers.hud.gov/housingcounseling/s/?language=en_US The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Toll-free: 1-800-606-4819 Website: <https://nwjustice.org/home> Effective March 1, 2026, new federal regulations (89 Fed. Reg. 70.258) will impact residential real property (1-4 residential units) title transfers to covered entities trusts, with reporting requirements unless exempt. <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> Dated: April 10, 2026 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 124418, Pub Dates: 07/22/2026, 08/12/2026, QUEEN ANNE & MAGNOLIA NEWS

ments/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers Dated: January 26, 2026 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 120484, Pub Dates: 07/22/2026, 08/12/2026, QUEEN ANNE & MAGNOLIA NEWS

TS No WA07000489-25-1 TO No 250719942-WA-MSI NOTICE OF TRUSTEE'S SALE PURSUANT TO THE REVISED CODE OF WASHINGTON CHAPTER 61.24 ET. SEQ. Grantor: LAVIDA HAWKINS AND JAMES W ROLLINS, A MARRIED COUPLE Current Beneficiary of the Deed of Trust: Idaho Housing and Finance Association (which also dba HomeLoanServ) Original Trustee of the Deed of Trust: FIDELITY NATIONAL TITLE COMPANY OF WASHINGTON, INC. Current Trustee of the Deed of Trust: MTC Financial Inc. dba Trustee Corps Current Mortgage Servicer of the Deed of Trust: Idaho Housing and Finance Association dba HomeLoanServ Reference Number of the Deed of Trust: Instrument No. 20250317000458 Parcel Number: 330079-0770 || 330079-0770-05 || 3300790770 I. NOTICE IS HEREBY GIVEN that on August 21, 2026, 09:00 AM, Main Entrance, King County Administration Building, 500 4th Avenue, Seattle, WA 98104, MTC Financial Inc. dba Trustee Corps, the undersigned Trustee, will sell at public auction to the highest and best bidder, payable, in the form of cash, or cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of King, State of Washington, to-wit: LOT 77, HIGHLAND VILLAGE 2, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 125 OF PLATS, PAGES 86 THROUGH 89, INCLUSIVE, IN KING COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON. APN: 330079-0770 || 330079-0770-05 || 3300790770 More commonly known as 1301 S 239TH PL, DES MOINES, WA 98198-7482 which is subject to that certain Deed of Trust dated March 13, 2025, executed by LAVIDA HAWKINS AND JAMES W ROLLINS, A MARRIED COUPLE as Trustor(s), to secure obligations in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for CHURCHILL MORTGAGE CORPORATION, Beneficiary of the security instrument, its successors and assigns, recorded March 17, 2025 as Instrument No. 20250317000458 and the beneficial interest was assigned to IDAHO HOUSING AND FINANCE ASSOCIATION and recorded September 29, 2025 as Instrument Number 20250929001052 of official records in the Office of the Recorder of King County, Washington. II. No action commenced by Idaho Housing and Finance Association (which also dba HomeLoanServ), the current Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrowers' or Grantors' default on the obligation secured by the Deed of Trust/Mortgage. III. The default(s) for which this foreclosure is made is/are as follows: FAILURE TO PAY WHEN DUE THE FOLLOWING AMOUNTS WHICH ARE NOW IN ARREARS: DELINQUENT PAYMENT INFORMATION From June 1, 2025 To April 9, 2026 Number of Payments 1 \$60,274.70 Total \$60,274.70 LATE CHARGE INFORMATION June 1, 2025 April 9, 2026 \$1,364.64 \$1,364.64 PROMISSORY NOTE INFORMATION Note Dated: March 13, 2025 Note Amount \$649,165.00 Interest Paid To: May 1, 2025 Next Due Date: June 1, 2025 Current Beneficiary: Idaho Housing and Finance Association (which also dba HomeLoanServ) Contact Phone No: (800) 526-7145 Address: 565 W Myrtle St., Boise, ID 83702 IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of \$648,619.62, together with interest as provided in the Note or other instrument secured, and such other costs and fees as are due under the Note or other instrument secured, and as are provided by statute. V. The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on August 21, 2026. The defaults referred to in Paragraph III must be cured by August 10, 2026, (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before August 10, 2026 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustees' fees and costs are paid. Payment must be in cash or with cashiers' or certified checks from a State or federally chartered bank. The sale may be terminated any time after the August 10, 2026 (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the entire principal and interest secured by the Deed of Trust, plus costs,

fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults. VI. A written Notice of Default was transmitted by the current Beneficiary, Idaho Housing and Finance Association (which also dba HomeLoanServ) or Trustee to the Borrower and Grantor at the following address(es): ADDRESS LAVIDA HAWKINS 1301 S 239TH PL, DES MOINES, WA 98198-7482 LAVIDA HAWKINS 20312 50TH AVE, SPANAWAY, WA 98387 LAVIDA HAWKINS 20312 50TH AVE E, SPANAWAY, WA 98387 OCCUPANT 1301 S 239TH PL, DES MOINES, WA 98198-7482 JAMES W ROLLINS 1301 S 239TH PL, DES MOINES, WA 98198-7482 JAMES W ROLLINS 20312 50TH AVE, SPANAWAY, WA 98387 JAMES W ROLLINS 20312 50TH AVE E, SPANAWAY, WA 98387 MIDWAY SEWR DISTRICT 3030 S. 240TH ST, KENT, WA 98032 URBAN LEAGUE OF METROPOLITAN SEATTLE 105 14TH AVE, SUITE 200, SEATTLE, WA 98122 WASHINGTON STATE HOUSING FINANCE COMMISSION 1000 2ND AVENUE, SUITE 2700, SEATTLE, WA 98104-3601 WASHINGTON STATE HOUSING FINANCE COMMISSION C/O CHURCHILL MORTGAGE CORPORATION, 1749 MALLORY LANE, SUITE 100, BRENTWOOD, TN 37027 by both first class and certified mail on February 24, 2026, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served with said written Notice of Default or the written Notice of Default was posted in a conspicuous place February 24, 2026 on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale. VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property. IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustees' Sale. X. Notice to Occupants or Tenants. The purchaser at the Trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060. Notice to Borrower(s) who received a letter under RCW 61.24.031: THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME. Mediation MUST be requested between the time you receive the Notice of Default and no later than 90 calendar days BEFORE the date of sale listed in the Notice of Trustee Sale. If an amended Notice of Trustee Sale is recorded providing a 45-day notice of the sale, mediation must be requested no later than 25 calendar days BEFORE the date of sale listed in the amended Notice of Trustee Sale. DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you might eligible and it may help you save your home. See below for safe sources of help. SEEKING ASSISTANCE Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following: The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Washington State Housing Finance Commission: Toll-free: 1-877-894-HOME (1-877-894-4663) Website: <https://www.homeownership-wa.org/> The United States Department of Housing and Urban Development: Toll-free: 1-800-569-4287 Website: https://answers.hud.gov/housingcounseling/s/?language=en_US The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Toll-free: 1-800-606-4819 Website: <https://nwjustice.org/home> Effective March 1, 2026, new federal regulations (89 Fed. Reg. 70.258) may impact residential real property (1-4 residential units) title transfers to covered entities trusts, with reporting requirements unless exempt. <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> Dated: April 10, 2026 MTC Financial Inc. dba Trustee Corps, as Duly Appointed Successor Trustee By: Alan Burton, Vice President MTC Financial Inc. dba Trustee Corps 606 W. Gowe Street Kent, WA 98032 Toll Free Number: (844) 367-8456 TDD: 711 949.252.8300 For Reinstatement/Pay Off Quotes, contact MTC Financial Inc. DBA Trustee Corps Order Number 124418, Pub Dates: 07/22/2026, 08/12/2026, QUEEN ANNE & MAGNOLIA NEWS