



**Anchorage Recording District**

After recording return to:  
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IN THE DISTRICT COURT FOR THE STATE OF ALASKA  
THIRD JUDICIAL DISTRICT AT ANCHORAGE

SOUTH PARK HOMEOWNERS )  
ASSOCIATION, INC., A NONPROFIT )  
CORPORATION, )

Plaintiff, )

v. )

Case No. 3AN-18-09228 CI

JENNIFER Y. WALKER; STACEY N. )  
WALKER; and PORTFOLIO RECOVERY )  
ASSOCIATES, LLC., )

Defendants. )

**NOTICE OF JUDICIAL SALE**

Pursuant to the Judgment entered by the District Court on December 4, 2018 in the above captioned case and recorded in the Office of the Recorder in the Anchorage Recording District on March 28, 2019 as Instrument Number 2019-009380-0 in favor of the Plaintiff, South Park Homeowners Association, Inc. and against Defendants Jennifer Y. Walker and Stacey N. Walker, authorizing and directing foreclosure of

SOUTH PARK V. WALKER ET AL.  
NOTICE OF JUDICIAL SALE  
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Plaintiff's lien in the amount of \$4,365.00, plus assessments accruing through the sale date, plus fees and costs, the undersigned civilian process server will sell all right, title, and interest of the Defendant in and to the following described property:

Unit 1105, SOUTH PARK CONDOMINIUMS, PHASE II, as shown on the floor plan(s) filed in the office of the recorder for the Anchorage Recording District, Third Judicial District, State of Alaska, under Plat No. 84-373, and as identified in the Declaration recorded September 26, 1983 in Book 971 at Page 643 and any amendments thereto;

and more commonly known as 8050 Pioneer Drive #1105, Anchorage, Alaska 99504

(the "Property").

NOTICE IS HEREBY GIVEN that on **June 18, 2019**, at 10:00 a.m. the undersigned will sell the above-described real property to the highest bidder for cash or its equivalent. The sale will be held in the lobby of the main front entrance of the Boney Courthouse, 303 K Street, Anchorage, Alaska. Proceeds of the sale will be applied to costs, expenses, and attorney's fees incurred in the sale of the property, and to satisfy, in whole or in part, amounts due under Plaintiff's judgment. Plaintiff reserves the right to set a minimum bid for the sale of the property. Plaintiff has the right to make an offset bid, without cash, in an amount up to the full amount owed pursuant to the judgment through the date of sale. The sale may be postponed for any reason, including to facilitate the bidding process. The property sold will be subject to redemption rights. Checks must be made payable to the clerk of court. Any questions may be directed to BIRCH HORTON BITTNER & CHEROT at (907) 276-1550.

  
\_\_\_\_\_  
Doug Callison, Civilian Process Server

4-2-19  
\_\_\_\_\_  
Date

