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**2019-000264-0**

Recording District 302 Kenai

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01/10/2019 10:10 AM

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**THIS COVER SHEET HAS BEEN ADDED TO THIS DOCUMENT TO PROVIDE SPACE FOR THE RECORDING DATA. THIS COVER SHEET APPEARS AS THE FIRST PAGE OF THE DOCUMENT IN THE OFFICIAL PUBLIC RECORD.**

**DO NOT DETACH**

August 23, 2001

Lot Ten "A" Two, (10-A2), KIMBREL SUBDIVISION, WINN REPLAT, according to Plat No. 96-56. Kenai Recording District,

IN THE DISTRICT COURT FOR THE STATE OF ALASKA  
THIRD JUDICIAL DISTRICT AT PALMER

DONALD R. VICKARYOUS and )  
SHERRI K. VICKARYOUS, a husband )  
and wife and their marital community )  
composed thereof, )  
Plaintiffs/Judgment Debtors, )  
vs. )  
OLD REPUBLIC NATIONAL TITLE )  
INSURANCE COMPANY, a Washington )  
corporation; OLD REPUBLIC TITLE, LTD,) )  
a Delaware corporation; KEYBANK )  
NATIONAL ASSOCIATION, a District of )  
Columbia corporation; KEYBANK OF )  
WASHINGTON, a Washington corporation )  
and LEWIS COUNTY TITLE CO., a )  
Washington corporation, )  
Defendants/Judgment Creditors, )

*Return to*  
*Bert Smith*  
*paralegal for*  
*Todd Timmermans*  
*1049 W. Fifth Ave*  
*Suite 207*  
*Discharge at 44501*  
Case No. 3PA-18-02262 CI

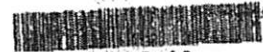
**NOTICE OF FORECLOSURE SALE**

**TO ALL THE WORLD, TAKE NOTICE:**

By virtue of a final judgment and fee award dated December 11, 2015 in the Superior Court of Washington for Lewis County, which was filed as a foreign judgment with the District Court for the State of Alaska, Third Judicial District, on August 24, 2018, in favor of defendant Old Republic National Title Insurance Company and against Plaintiffs Donald R. Vickaryous and Sherri K. Vickaryous ("Judgment Debtors") in the sum of \$82,227.01, plus interest from the date of judgment until the sale date, which execution was directed and delivered to me as a civil process server in and for the State of Alaska, I have levied upon all rights, titles and interest of the Judgment Debtors in the following described property:

Notice of Foreclosure Sale

3PA-18-02262 CI  
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Lot Ten "A" Two, (10-A2), KIMBREL SUBDIVISION, WINN  
REPLAT, according to Plat No. 96-56. Kenai Recording District,  
Third Judicial District, State of Alaska.

The Street address of such property being 49532 Sterling Highway, Soldotna AK  
99669.

NOTICE IS HEREBY GIVEN that on April 11, 2019, at 10 o'clock a.m. the  
undersigned will sell the above-described real properties to the highest bidder for cash,  
cashier's check or money order. The sale will be held at the main front entrance of the  
Anchorage Boney Courthouse, 303 K Street, Anchorage, Alaska, to satisfy said execution,  
together with interest and costs of sale. For information regarding said property or sale, call  
Todd J. Timmermans of Hartig Rhodes LLC at (907) 276-1592. There will be a minimum bid  
for the sale of the properties described above. The property sold will be subject to redemption  
rights.

DATED this 10th day of January, 2019.

By: \_\_\_\_\_

Kristina Loy  
Process Server

