

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON  
IN AND FOR THE COUNTY OF PIERCE

HSBC BANK USA, NATIONAL ASSOCIATION, AS  
TRUSTEE FOR THE HOLDERS OF THE DEUTSCHE ALT-A  
SECURITIES INC., MORTGAGE PASS THROUGH  
CERTIFICATES, SERIES 2006-OA1,  
Plaintiff(s),

Cause No. 18-2-08028-8  
SHERIFF'S NOTICE TO JUDGMENT  
DEBTOR OF SALE OF REAL PROPERTY

vs:

LAURIE STODOLA A.K.A. LAURIE KIERANS A.K.A.  
LAURIE HARPER AND KEVIN KIERANS, HUSBAND  
AND WIFE AND THE MARITAL COMMUNITY  
COMPRISED THEREOF; ET AL.,  
Defendant(s).

TO: IN REM ONLY AGAINST THE REAL PROPERTY COMMONLY KNOWN AS 408 FREDERICK  
STREET, STEILACOOM, WA 98388, Judgment Debtor(s).

The Superior Court of PIERCE County has directed the undersigned Sheriff of Pierce County to  
sell the property described below to satisfy a judgment in the above-entitled action. The  
property to be sold is described on the bottom or reverse side of this notice. If developed, the  
property address is 408 FREDERICK STREET, STEILACOOM, WA 98388.

The sale of the above-described property is to take place:

Time: 10:00 A.M.  
Date: Friday, November 19, 2021  
Place: 930 Tacoma Avenue South,  
Tacoma, WA 98402  
2<sup>nd</sup> Floor Entry Plaza

The judgment debtor can avoid the sale by paying the judgment amount of \$1,172,307.38  
together with interest, costs, and fees, before the sale date. For the exact amount, contact the  
Sheriff at the address stated below.

This property is subject to:

**A REDEMPTION PERIOD OF ONE YEAR WHICH WILL EXPIRE AT 4:30 P.M. ON November 19,  
2022.**

The judgment debtor or debtors 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 OR DEBTORS DO NOT REDEEM THE PROPERTY  
BY 4:30 P.M. ON November 19, 2022, 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 OR DEBTORS 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.

Dated at Tacoma, Washington, September 27, 2021.

ED TROYER,  
SHERIFF OF PIERCE COUNTY

By *Christine A. Eaves*

Christine A Eaves, Deputy  
Civil Section, 930 Tacoma Ave.  
South, Room 1B-203, Tacoma,  
Washington, 98402 (253) 798-7520

See legal description below or reverse.

LEGAL DESCRIPTION:

THE NORTHWESTERLY HALF OF THE FOLLOWING PROPERTY:

LOTS 5 AND 6, BLOCK 34, BALCH'S STEILACOOM, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK 1 OF PLATS, PAGE(S) 3, RECORDS OF PIERCE COUNTY, WASHINGTON;

TOGETHER WITH THAT NORTHERLY PORTION OF ALLEY ADJOINING LOT 6, AS VACATED BY ORDINANCE NO. 357 OF THE TOWN OF STEILACOOM, RECORDED UNDER RECORDING NUMBER 2173828, RECORDS OF PIERCE COUNTY, WASHINGTON.

PARCEL NO.: 2305001402

ATTORNEY FOR PLAINTIFF:  
MCCARTHY & HOLTHUS, LLP, ATTORNEYS  
GRACE CHU, ATTORNEY  
108 1ST AVE S, STE 300  
SEATTLE, WA. 98104  
(206)596-4856