

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR KITSAP COUNTY

WASHINGTON STATE GRANGE, a non-
profit organization,

Plaintiff,

vs.

ROBERTO QUINTANA-LEON; and VERN
HALCOMB,

Defendants.

SHERIFF'S NOTICE TO JUDGEMENT
DEBTOR OF SALE OF REAL PROPERTY

CAUSE NO: 19-2-01681-18

JUDGEMENT RENDERED ON: 06/18/2021

WRIT OF EXECUTION AND ORDER OF
SALE ISSUED: 03/07/2025

DATE OF LEVY: 03/10/2025

TO: ROBERTO QUINTANA-LEON; AND VERN HALCOMB Judgment Debtor(s)

The Superior Court of Kitsap County has directed the undersigned Sheriff of Kitsap County to sell the property described below to satisfy a judgment in the above-entitled action. The property to be sold is described below.

LEGAL DESCRIPTION:

RESULTANT PARCEL A OF BOUNDARY LINE ADJUSTMENT
RECORDED UNDER AUDITOR'S FILE NO. 201407160097, RECORDS OF
KITSAP COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

THE NORTH HALF OF LOT 1, BLOCK 5, FIRST ADDITION TO SOUTH
COLBY, ACCORDING TO PLAT RECORDED IN VOLUME 1 OF PLATS,
PAGE 22, AS AMENDED BY SUPPLEMENTAL PLAT OF FIRST
ADDITION TO SOUTH COLBY, ACCORDING TO PLAT RECORDED IN
VOLUME 2 OF PLATS, PAGE 36, IN KITSAP COUNTY, WASHINGTON;

TOGETHER WITH THE WEST 60.00 FEET OF LOT 2, BLOCK 5, FIRST
ADDITION TO SOUTH COLBY, ACCORDING TO PLAT THEREOF,

RECORDED IN VOLUME 1 OF PLATS, PAGE 22, AS AMENDED BY
SUPPLEMENTAL PLAT OF FIRST ADDITION TO SOUTH COLBY, AS
PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 36, RECORDS
OF KITSAP COUNTY, WASHINGTON;

EXCEPT THOSE PORTIONS THEREOF CONVEYED TO STATE OF
WASHINGTON FOR STATE HIGHWAY NO. 14 IN DEED RECORDED
UNDER AUDITOR'S FILE NO. 170749.

Post Office Address: 8235 SE BERRY ST, PORT ORCHARD, WA 98366

Assessor's Property Tax Parcel or Account Number: 4649-005-001-0403

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

Time: 9:00 a.m.
Date: Friday, April 25th, 2025
Place: Main Entrance, Kitsap County Courthouse, 614 Division Street,
Port Orchard, Washington

The judgment debtor can avoid the sale by paying the judgment amount of \$85,086.56 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 the 25th day of April
2026.

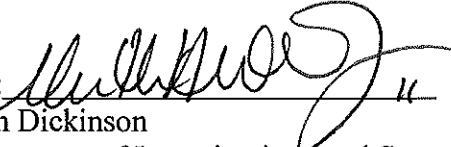
The judgment debtor or debtors or any of them may redeem the above-described property at any
time up to the end of the redemption period by paying the amount bid at the Sheriff's Sale plus
additional costs, taxes, assessments, certain other amounts, fees and interest. If you are
interested in redeeming 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 THE 25TH DAY OF APRIL 2026, 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.

If the sale is not pursuant to a judgment of foreclosure of a mortgage or a statutory lien, the Sheriff has been informed that there is not sufficient personal property to satisfy the judgment and that if the judgment debtor or debtors do have sufficient personal property to satisfy the judgment, the judgment debtor or debtors should contact the Sheriff's Office immediately.

Dated this 10th day of March 2025.

John Gese, Sheriff
Kitsap County, Washington

By: 
Ken Dickinson

Lieutenant of Investigations and Support Services
Kitsap County Sheriff's Office
614 Division Street, MS #37
Port Orchard, Washington 98366-4688
(360) 337-7104