



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

COUNTRY WOODS SUBDIVISION, A
NON-PROFIT CORPORATION,

Plaintiff,

v.

JAMES STEPHEN WILLIS, AN
INDIVIDUAL, AN INDIVIDUAL,

Defendant.

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Case No. 3AN-17-7857 CI

NOTICE OF JUDICIAL SALE

Pursuant to the Judgment entered by the District Court on November 14, 2017 in the above captioned case and recorded in the Office of the Recorder in the Anchorage Recording District on December 14, 2017 as Instrument Number 2017-051376-0 in favor of the Plaintiff, Country Woods Subdivision and against Defendant James Stephen Willis, authorizing and directing foreclosure of Plaintiff's lien in the amount of \$5,849.16, 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:

Lot 17A, Block 5, COUNTRY WOODS, according to the official plat thereof, filed under Plat No. 77-247, records of the Anchorage Recording District, Third Judicial District, State of Alaska;

and more commonly known as 8134 Country Woods Drive, Anchorage, Alaska 99502

NOTICE IS HEREBY GIVEN that on **March 8, 2018**, 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. Any questions may be directed to BIRCH HORTON BITTNER & CHEROT at (907) 276-1550.



Doug Callison, Civilian Process Server

12-21-17

Date

