

**IN THE SUPERIOR COURT  
OF THE STATE OF WASHINGTON FOR CLARK COUNTY  
SHERIFF'S NOTICE TO JUDGMENT DEBTOR OF SALE OF REAL PROPERTY**

DAVID J. NIMS AND E. CAROL NIMS,  
HUSBAND AND WIFE AND THE MARITAL  
COMMUNITY COMPRISED THEREOF,  
PLAINTIFFS,

V.

RANDY M. SUOMI AND LONA M.  
SUOMI, HUSBAND AND WIFE AND THE  
MARITAL COMMUNITY COMPRISED  
THEREOF, CLARK COUNTY,  
WASHINGTON, A POLITICAL  
SUBDIVISION OF THE STATE OF  
WASHINGTON, AND MICHAEL R.  
WILLIAMS AND LISA M. WILLIAMS,  
HUSBAND AND WIFE, AND THE  
MARITAL COMMUNITY COMPRISED  
THEREOF, DEFENDANTS.,

vs

MICHAEL R. WILLIAMS AND LISA M.  
WILLIAMS, HUSBAND AND WIFE, AND  
THE MARITAL COMMUNITY COMPRISED  
THEREOF, THIRD-PARTY PLAINTIFFS,  
V.  
CITIBANK, NA, A NATIONAL BANKING  
ORGANIZATION, F/K/A CITIBANK  
SOUTH DAKOTA, NA, THIRD-PARTY  
DEFENDANT.

CAUSE NUMBER	22-2-00894-06
JUDGEMENT	September 15, 2023
ORDER SALE	February 20, 2025
ISSUED	

TO: RANDY M. SUOMI AND LONA M. SUOMI, HUSBAND AND WIFE AND THE MARITAL  
COMMUNITY COMPRISED THEREOF  
The Superior Court of Clark County has directed the undersigned Sheriff of  
Clark 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 of page 2. If developed, the property address is:  
43315 AND 43317 NE COLUMBIA TIE ROAD  
AMBOY, WA

The sale of the above described property is to take place:  
TIME: 09:30  
DATE: May 30, 2025  
PLACE: FRONT STEPS CLARK COUNTY COURTHOUSE  
1200 FRANKLIN STREET, VANCOUVER, WASHINGTON.

The judgment debtor can avoid the above mentioned sale by paying the judgment amount of \$634,592.36 together with interest, cost and fees before the sale date. For the exact amount, contact the Sheriff at the address stated below:

This property is subject to: (check one)

No redemption rights after sale.

A redemption period of eight month which will expire at

A redemption period of one year which will expire at 4:30 p.m. on May 30, 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 May 30, 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 THE 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 THE 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.

The Sheriff has been informed that there is not sufficient personal property to satisfy the judgment. If the judgment debtor(s) do have sufficient personal property to satisfy the judgment, they should contact the Sheriff's Office immediately.

LEGAL DESCRIPTION:

THE EAST AND WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 5 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN, CLARK COUNTY, WASHINGTON; TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND UTILITIES OVER AND ACROSS THE EXISTING DRIVEWAY

JOHN HORCH, SHERIFF  
CLARK COUNTY, WASHINGTON

DATED: 04/01/2025

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BY: EVELINA KURILENKO  
Civil Department  
P.O. Box 410  
Vancouver, Washington, 98666  
(564) 397-2225

