PUBLISHED BY THE LA GRANDE OBSERVER & THE BAKER CITY HERALD - SERVING WALLOWA, UNION & BAKER COUNTIES

CLASSIFIEDS

DEADLINES:
LINE ADS:
Monday: noon Friday
Wednesday: noon Tuesday
Friday: noon Thursday
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970 - Autos For Sale

2013 HONDA FIT
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1001 - Baker County Legal Notices

TRUSTEE'S NOTICE OF SALE TS No.: 069095-OR Loan No.: ******256V Reference is made to that certain trust deed (the "Deed of Trust") executed by JACK A KEIERLEBER, as Grantor, to NORTHWEST TRUSTEE SERVICES, INC., as Trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR GUILD MORTGAGE COMPANY, A CALIFORNIA CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS., as Beneficiary, dated 6/4/2015, recorded 6/16/2015, as Instrument No. B15240195, in Book , Page , in the Official Records of Baker County, Oregon, which covers the following described real property situated in Baker County, Oregon: LOTS 1 AND 2, BLOCK 32, HUNTINGTON TOWNSITE, IN THE CITY OF HUNTINGTON, COUNTY OF BAKER, AND STATE OF OREGON. APN: 17031 // 14S4518CA/3403 Commonly known as: 490 E JEFFERSON STREET HUNTINGTON, OR 97907 The current beneficiary is: Guild Mortgage Company Both the beneficiary and the trustee have elected to sell the above-described real property to satisfy the obligations secured by the Deed of Trust and notice has been recorded pursuant to ORS 86.752(3). The default for which the foreclosure is made is the grantor's failure to pay when due, the following sums:
Delinquent Payments:
Dates:
No.
Amount
Total:
01/01/17 thru 12/01/17
01/01/18 thru 07/01/18
12
7
$545.48
$543.24
$6,545.76
$3,802.68
Late Charges:
$392.22
Beneficiary Advances:
$860.00
Total Required to Reinstate:
$11,600.66
TOTAL REQUIRED TO PAYOFF:
$87,760.09
By reason of the default, the beneficiary has declared all obligations secured by the Deed of Trust immediately due and payable, including: the principal sum of $79,131.19 together with interest thereon at the rate of 4.5 % per annum, from 12/1/2016 until paid, plus all accrued late charges, and all trustee's fees, foreclosure costs, and any sums advanced by the beneficiary pursuant to the terms and conditions of the Deed of Trust Whereof, notice hereby is given that the undersigned trustee, CLEAR RECON CORP, whose address is 111 SW Columbia Street #950, Portland, OR 97201, will on 11/27/2018, at the hour of 10:00 AM, standard time, as established by ORS 187.110, AT THE FRONT ENTRANCE TO THE BAKER COUNTY COURTHOUSE, 1995 3RD ST., BAKER, OR 97814, sell at public auction to the highest bidder in the form of cash equivalent (certified funds or cashier's check) the interest in the above-described real property which the grantor had or had power to convey at the time it executed the Deed of Trust, together with any interest which the grantor or his successors in interest acquired after the execution of the Deed of Trust, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including a reasonable charge by the trustee. Notice is further given that any person named in ORS 86.778 has the right to have the foreclosure proceeding dismissed and the Deed of Trust reinstated by payment to the beneficiary of the entire amount then due (other than the portion of principal that would not then be due had no default occurred), together with the costs, trustee's and attorneys' fees, and curing any other default complained of in the Notice of Default by tendering the performance required under the Deed of Trust at any time not later than five days before the date last set for sale. Without limiting the trustee's disclaimer of representations or warranties, Oregon law requires the trustee to state in this notice that some residential property sold at a trustee's sale may have been used in manufacturing methamphetamines, the chemical components of which are known to be toxic. Prospective purchasers of residential property should be aware of this potential danger before deciding to place a bid for this property at the trustee's sale. In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes plural, the word "grantor" includes any successor in interest to the grantor as well as any other persons owing an obligation, the performance of which is secured by the Deed of Trust, the words "trustee" and 'beneficiary" include their respective successors in interest, if any. Dated: 7/12/2018 CLEAR RECON CORP 111 SW Columbia Street #950 Portland, OR 97201 Phone: 858-750-7600 866-931-0036 Shella Domilos, Authorized Signatory of Trustee

Legal No. 00055221
Published: August 27, September 3, 10, 17, 2018

1010 - Union Co. Legal Notices

TRUSTEE'S NOTICE OF SALE

A default has occurred under the terms of a trust deed made by Joseph W Lucius, whose address is 405 Hemlock Street, La Grande, OR 97850 as grantor to First American Lenders Advantage, as Trustee, in favor of Mortgage Electronic Registration Systems, Inc., as nominee for Aurora Loan Services Inc., its Successors and Assigns, as named Beneficiary, dated February 23, 2004, recorded March 7, 2004, in the mortgage records of Union County, Oregon, as Instrument No. 20042433; Bank United N.A. is the present Beneficiary as defined by ORS 86.705(2), as covering the following described real property: as covering the following described real property: The Southwesterly fifty (50) feet of Lots numbered One (1) and Two (2) in Block numbered One hundred Twenty-two (122) of CHAPLIN'S ADDITION to La Grande, Union County, Oregon, according to the recorded plat of said addition. TOGETHER WITH that portion of Vacated Hemlock Street accruing thereto, by reason of the City of La Grande Vacating Ordinance No. 2908, Series 1997, as Microfilm Document No. 971228, records of Union County, Oregon.. COMMONLY KNOWN AS: 405 Hemlock Street, La Grande, OR 97850. Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and a notice of default has been recorded pursuant to Oregon Revised Statutes 86.735(3); the default for which the foreclosure is made is grantor's failure to pay when due the following sums: Monthly payments in the sum of $463.71, from January 1, 2018, monthly payments in the sum of $480.28, from February 1, 2018, and monthly payments in the sum of $471.13, from May 1, 2018, together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns.
By reason of said default the beneficiary has declared all sums owing on the obligation that the trust deed secures immediately due and payable, said sum being the following, to-wit: $40,939.98, together with accrued interest in the sum of $1,399.35, through July 6, 2018; further interest thereon at the rate of 5.75% per annum from July 7, 2018, plus the sum of $225.86 for advances, together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns. WHEREFORE, notice hereby is given that the undersigned trustee will on November 26, 2018, at the hour of 1:00 PM PT, in accord with the standard time established by ORS 187.110, at the front entrance of the Daniel Chaplin Building, located at 1001 - 4th Street, in the City of LaGrande, OR, County of Union, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor has or had power to convey at the time of the execution of said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including a reasonable charge by the trustee. Notice is further given to any person named in ORS 86.778 that the right exists, at any time that is not later than five days before the date last set for the sale, to have this foreclosure proceeding dismissed and the trust deed reinstated by paying to the beneficiary of the entire amount due (other than such portion of the principal as would not then be due had no default occurred) and by curing any other default complained of herein that is capable of being cured by tendering the performance required under the obligations or trust deed, and in addition to paying said sums or tendering the performance necessary to cure the default, by paying all costs and expenses actually incurred in enforcing the obligation and trust deed, together with trustee's fees and attorney's fees not exceeding the amounts provided by said ORS 86.778. Notice is further given that reinstatement or payoff quotes requested pursuant to ORS 86.786 and ORS 86.789 must be timely communicated in a written request that complies with that statute, addressed to the trustee's "Reinstatements/Payoffs – ORS 86.786" either by personal delivery or by first class, certified mail, return receipt requested, to the trustee's address shown below. Due to potential conflicts with federal law, persons having no record legal or equitable interest in the subject property will only receive information concerning the lender's estimated or actual bid. Lender bid information is also available at the trustee's website, www.shapiroattorneys.com/wa. In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes the plural, the word "grantor" includes any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any. Also, please be advised that pursuant to the terms stated on the Deed of Trust and Note, the beneficiary is allowed to conduct property inspections while property is in default. This shall serve as notice that the beneficiary shall be conducting property inspections on the said referenced property. Without limiting the trustee's disclaimer of representations or warranties, Oregon law requires the trustee to state in this notice that some residential property sold at a trustee's sale may have been used in manufacturing methamphetamines, the chemical components of which are known to be toxic. Prospective purchasers of residential property should be aware of this potential danger before deciding to place a bid for this property at the trustee's sale. The Fair Debt Collection Practice Act requires that we state the following: This is an attempt to collect a debt, and any information obtained will be used for that purpose. If a discharge has been obtained by any party through bankruptcy proceedings: This shall not be construed to be an attempt to collect the outstanding indebtedness or hold you personally liable for the debt. Dated: 07-12-2018 SHAPIRO & SUTHERLAND, LLC, Successor Trustee 1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683 www.shapiroattorneys.com/wa, Telephone: (360)260-2253, Toll-free: 1-800-970-5647, S&S 18-123300

Published: August 13, 20, 27, September 3, 2018
Legal No. 00055307

TRUSTEE'S NOTICE OF SALE

A default has occurred under the terms of a trust deed made by Jared L. Underhill and Sheena L. Underhill, Husband and Wife, whose address is 2302 East L Ave, La Grande, OR 97850 as grantor to Abstract & Title Company, as Trustee, in favor of Mortgage Electronic Registration Systems, Inc., solely as nominee for Mann Mortgage, LLC dba Allied Mortgage Resources, Its Successors and Assigns, as named Beneficiary, dated November 30, 2009, recorded December 3, 2009, in the mortgage records of Union County, Oregon, as Instrument No. 20094378; JPMorgan Chase Bank, National Association is the present Beneficiary as defined by ORS 86.705(2), as covering the following described real property: as covering the following described real property: Lot 1 of Frontier Subdivision, Union County, Oregon, according to the recorded plat of said addition.. COMMONLY KNOWN AS: 2302 East L Ave, La Grande, OR 97850. Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and a notice of default has been recorded pursuant to Oregon Revised Statutes 86.735(3); the default for which the foreclosure is made is grantor's failure to pay when due the following sums: Monthly payments in the sum of $791.94, from November 1, 2017 and monthly payments in the sum of $761.96, from January 1, 2018, plus prior accrued late charges in the amount of $66.78, plus the sum of $75.00 for advances, together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns. By reason of said default the beneficiary has declared all sums owing on the obligation that the trust deed secures immediately due and payable, said sum being the following, to-wit: $102,699.86, together with accrued interest in the sum of $3,005.25 from August 1, 2018, together with interest thereon at the rate of 3.5% per annum from August 2, 2018, plus prior accrued late charges in the amount of $66.78, plus the sum of $510.84 for advances, together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns. WHEREFORE, notice hereby is given that the undersigned trustee will on January 3, 2019, at the hour of 1:00 PM PT, in accord with the standard time established by ORS 187.110, at the front entrance of the Daniel Chaplin Building, located at 1001 - 4th Street, in the City of LaGrande, OR, County of Union, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor has or had power to convey at the time of the execution of said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including a reasonable charge by the trustee. Notice is further given to any person named in ORS 86.778 that the right exists, at any time that is not later than five days before the date last set for the sale, to have this foreclosure proceeding dismissed and the trust deed reinstated by paying to the beneficiary of the entire amount due (other than such portion of the principal as would not then be due had no default occurred) and by curing any other default complained of herein that is capable of being cured by tendering the performance required under the obligations or trust deed, and in addition to paying said sums or tendering the performance necessary to cure the default, by paying all costs and expenses actually incurred in enforcing the obligation and trust deed, together with trustee's fees and attorney's fees not exceeding the amounts provided by said ORS 86.778. Notice is further given that reinstatement or payoff quotes requested pursuant to ORS 86.786 and ORS 86.789 must be timely communicated in a written request that complies with that statute, addressed to the trustee's "Reinstatements/Payoffs – ORS 86.786" either by personal delivery or by first class, certified mail, return receipt requested, to the trustee's address shown below. Due to potential conflicts with federal law, persons having no record legal or equitable interest in the subject property will only receive information concerning the lender's estimated or actual bid. Lender bid information is also available at the trustee's website, www.shapiroattorneys.com/wa. In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes the plural, the word "grantor" includes any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any. Also, please be advised that pursuant to the terms stated on the Deed of Trust and Note, the beneficiary is allowed to conduct property inspections while property is in default. This shall serve as notice that the beneficiary shall be conducting property inspections on the said referenced property. Without limiting the trustee's disclaimer of representations or warranties, Oregon law requires the trustee to state in this notice that some residential property sold at a trustee's sale may have been used in manufacturing methamphetamines, the chemical components of which are known to be toxic. Prospective purchasers of residential property should be aware of this potential danger before deciding to place a bid for this property at the trustee's sale. The Fair Debt Collection Practice Act requires that we state the following: This is an attempt to collect a debt, and any information obtained will be used for that purpose. If a discharge has been obtained by any party through bankruptcy proceedings: This shall not be construed to be an attempt to collect the outstanding indebtedness or hold you personally liable for the debt. Dated: 08-08-2018 SHAPIRO & SUTHERLAND, LLC, Successor Trustee 1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683 www.shapiroattorneys.com/wa, Telephone: (360)260-2253, Toll-free: 1-800-970-5647, S&S 18-122858

Published: August 27, September 3, 10, 17, 2018
Legal No. 00055649

BUY IT SELL IT FIND IT IN CLASSIFIED Call The Observer or The Baker City Herald

1020 - Wallowa Co. Legal Notices

PUBLIC NOTICE of Extended Filing for Open Elected Position

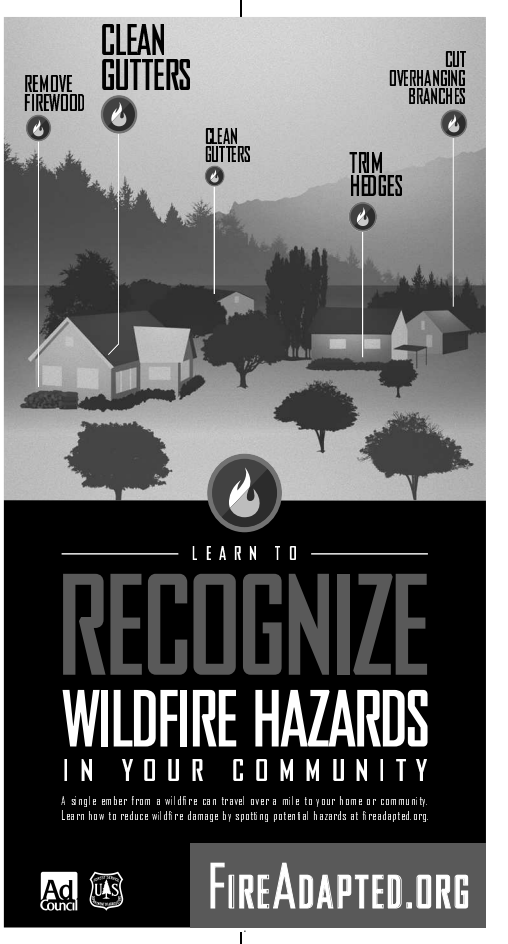
(Wallowa County Commissioner, Position 3)

Due to the passing of Commissioner-Elect Bruce Dunn on August 21, 2018, Wallowa County Commissioner Position #3 is an open position and will be filled by election at the General Election on November 8, 2018. ORS 249.205

Interested candidates will be required to file with the County Clerk to run in the General Election.
Per the order of the Oregon Secretary of State, the deadline for filing for this position only shall be extended to September 4, 2018 at 5:00pm.
All other positions open for filing for the General Election will close on August 28, 2018.

Published: August 27, 29, 31, September3, 2018
Legal No. 00055679

Give your budget a boost. Sell those still-good but no longer used items in your home for cash. Call the classified department today to place your ad.



RUN UNTIL SOLD FOR ONLY $69.00!!*

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Monaco Dynasty
2004 - LOADED!
Features include solid surface counters, 4-dr fridge, convection micro, built-in washer/dryer, ceramic tile floor, TV, DVD, satellite dish, air leveling, pass-through storage tray, and a king size bed - All for only
$149,000

Your auto, RV, motorcycle, ATV, snowmobile, boat, or airplane ad runs until it sells or up to 6 months (whichever comes first)

"Little Red Corvette"

2004 Corvette Convertible
Coupe, 350, auto with 132 miles, gets 26-24 mpg. Add lots more description and interesting facts for $99! Look how much fun a girl could have in a sweet car like this!
$12,500

Includes up to 40 words of text, 2" in length, with border, bold headline and price.
• Publication in The Observer and Baker City Herald
• Weekly publication in Observer Plus and Buyer's Bonus
• Continuous listing with photo on northeastoregonclassifieds.com
*No refunds on early cancellations. Private party ads only.