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IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF BAKER

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY,

Plaintiff,
v.

THE UNKNOWN HEIRS AND DEVEISEES OF MADGE L. BERN AKA MADGE BERN; THE UNKNOWN HEIRS AND DEVEISEES ROBERT J. BERN, SR AKA ROBERT J. BERN; DAVID P. HAMILTON; SANDY ROBISON; CELIA LINDLEY AKA CELIA C. LINDLEY; SARAH PLUNKETT; STATE OF OREGON; UNITED STATES OF AMERICA; OCCUPANTS OF THE PROPERTY,

Defendants.

Case No.: 19CV14003

SUMMONS BY PUBLICATION

To: THE UNKNOWN HEIRS AND DEVEISEES OF MADGE L. BERN AKA MADGE BERN AND THE UNKNOWN HEIRS AND DEVEISEES ROBERT J. BERN, SR AKA ROBERT J. BERN

You are hereby required to appear and defend the Complaint filed against you in the above entitled cause within thirty (30) days from the date of service of this summons upon you, and in case of your failure to do so, for want thereof, Plaintiff will apply to the court for the relief demanded in the Complaint.

NOTICE TO DEFENDANT READ THESE PAPERS CAREFULLY!

You must "appear" in this case or the other side will win automatically. To "appear" you must file with the court a legal paper called a "motion" or "answer." The "motion" or "answer" (or "reply") must be given to the court clerk or administrator within 30 days of the date of first publication specified herein along with the required filing fee. It must be in proper form and have proof of service on the plaintiff's attorney or, if the plaintiff does not have an attorney, proof of service on the plaintiff.

If you have questions, you should see an attorney immediately. If you need help in finding an attorney, you may call the Oregon State Bar's Lawyer Referral Service at (503) 684-3763 or toll-free in Oregon at (800) 452-7636.

The relief sought in the Complaint is the foreclosure of the property located at 3210 Court St, Baker City, OR 97814.

Date of First Publication: June 7, 2019

McCarthy & Holthus, LLP
s/ Andreamma Smith
Andreamma Smith
OSB No. 131336
920 SW 3rd Ave, 1st Fl.
Portland, OR 97204
Phone: (971) 201-3200
Fax: (971) 201-3202
asmith@mccarthy-holthus.com
Of Attorneys for Plaintiff

Legal No. 00058594
Published: June 7, 14, 21, 28, 2019

PUBLIC NOTICE

The Baker County Board of Commissioners will be meeting for a Work Session on **Tuesday, June 18, 2019 beginning at 9:00 a.m.** at the Baker County Courthouse located at 1995 Third Street, Baker City, Oregon 97814. The Commissioners will meet with members of New Directions NW to discuss the utilization of marijuana monies. Baker County operates under an EEO policy and complies with Section 504 of the Rehabilitation Act of 1973 and the Americans with Disabilities Act. Assistance is available for individuals with disabilities by calling 541-523-8200 (TTY: 541-523-8201).

Legal No. 00058716
Published: June 14, 2019

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A PUBLIC meeting of the Board of Directors of the Blue Mountain Translator District, Baker and Union Counties, State of Oregon, to discuss the budget for the fiscal year July 1, 2019 to June 30, 2019 will be held in the Misener Room at 1001 4th St., La Grande, OR. The meeting will take place on June 26, 2019 at 12:00 PM. The purpose of the meeting is to receive the budget message, receive comment from the public on the budget, and vote on approval of the budget. This is a public meeting where deliberation of the Board will take place. Any person may appear at the meeting and discuss the proposed programs with the Board. A copy of the budget will be available on June 16, 2019 at 1104 K Ave., Floor 3, La Grande, OR 97850 between the hours of 8:00 AM - 12:00 PM Monday-Friday.

Published: June 14, 2019
Legal No. 00058731

NOTICE TO INTERESTED PERSONS

Tony Read has been appointed Personal Representative (hereafter PR) of the Estate of **Raymond Leon Read**, Deceased, Probate No. 19PB03237, Baker County Circuit Court, State of Oregon. All persons whose rights may be affected by the proceeding may obtain additional information from the court records, the PR, or the attorney for the PR. All persons having claims against the estate must present them to the PR at:

Mammen & Null, Lawyers, LLC

J. Glenn Null, Attorney for PR
1602 Sixth Street
P.O. Box 477
La Grande, OR 97850
(541) 963-5259

within four months after the first publication date of this notice or they may be barred.

Legal No. 00058574
Published: June 7, 14, 21, 2019

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain Trust Deed made by CLIFFORD WILLIS and AJ T. WILLIS as Grantor, AMERITITLE, an Oregon corporation, as Trustee, and LD VALLEY VIEW #4 FAMILY LIMITED PARTNERSHIP as Beneficiary. Said Trust Deed is dated August 16, 2016, and recorded August 22, 2019 as Instrument No. B16 34 0141 in Baker County Deed Records, covering the following described real property in Baker County, Oregon:

A parcel in the North half of the Southeast quarter of Section 17, Township 9 South, Range 40 East of the Willamette Meridian, in Baker City, County of Baker and State of Oregon, more particularly described as follows:

Beginning at a point which is West 80 feet and North 81 feet from the Southwest corner of Block 15 of J.M. BOYD'S ADDITION TO BAKER CITY, in Baker City, County of Baker and State of Oregon; thence West 66.5 feet; thence North 38 feet; thence East 66.5 feet; thence South 38 feet to the point of beginning.

The undersigned hereby certifies that no other assignments of the trust deed by the trustee or by the beneficiary and no appointments of a successor trustee have been made except as recorded in the mortgage records of the county or counties in which the above-described real property is situated, further, that no action has been instituted to recover the debt, or any part thereof, now remaining secured by the trust deed, or, if such action has been instituted, such action has been dismissed except as permitted by ORS 86.752(7).

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Appointment of Successor Trustee, appointing Floyd C. Vaughan as successor trustee has been recorded in Baker County records.

Both the beneficiary and the trustee have elected to sell the real property to satisfy the obligations secured by the trust deed and a notice of default has been recorded pursuant to Oregon Revised Statutes 86.752; the defaults for which the foreclosure is made are grantor's failure to pay when due the following sums:

- A. Failure to pay monthly payments due under the Note.
- B. Failure to timely pay property taxes on the secured real property. The exact amount past due and any related information concerning the amounts due may be obtained by calling the Baker County Tax Collector at 541-523-8221. The property tax account Reference No. is 2673.
- C. Failing to maintain property and casualty insurance on the secured property naming Beneficiary as additional named insureds all as required by the Trust Deed.

By reason of the defaults just described, the beneficiary has declared all sums owing on the obligation secured by the trust deed immediately due and payable, those sums being the following, to-wit:

The principal sum of FIFTY NINE THOUSAND ONE HUNDRED SEVENTY ONE AND 95/100 (\$59,171.95) plus interest from October 29, 2018, at the rate of six per cent (6%) per annum to the date of

payment.

WHEREFORE, notice is hereby given that the undersigned trustee will on July 30, 2019 at the hour of 10:00 o'clock, A. M., in accordance with the standard of time established by ORS 187.110, on the Front Steps of the Baker County Courthouse at 1995 3rd Street, Baker City, Baker County, Oregon, sell at public auction to the highest bidder for cash the interest in the real property above which the grantor had or had power to convey at the time of the execution by grantor of the trust deed together with any interest which the grantor or grantor's successors in interest acquired after the execution of the trust deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of the sale, including a reasonable charge by the trustee. It is further given that any person named in ORS 86.778 has the right, at any time prior to five days before the date last set for the sale, to have this foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then 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 obligation or trust deed, and in addition to paying those 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 and attorney fees not exceeding the amounts provided by ORS 86.778.

In construing this notice, 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 the 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 with the beneficiary shall be conducting property inspections on the said referenced property.

NOTICE

Without limiting the trustee's disclaimer of representation 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.

We are attempting to collect a debt on behalf of the beneficiary named in this Trustee's Notice of Sale (also referred to as the "creditor") and any in-

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formation obtained will be used for that purpose. This debt is owed to the creditor in the amount described in the notice. Under some circumstances, you may receive more than one copy of this notice. Unless you dispute the validity of this debt, or any portion thereof, within 30 days after your first receipt of the original or a copy of this notice, we will assume the debt to be valid. If you notify us in writing within 30 days after your first receipt of the original or a copy of this notice, we will obtain verification of the debt of (if applicable) a copy of a judgment against you and a copy of the verification or (if applicable) the judgment will be mailed to you. We will provide you with the name and address of the original creditor, if different from the creditor named above, if you notify us in writing within 30 days af-

ter your first receipt of the original or a copy of this notice that you request such information.

DATED: March 20, 2019.

Floyd C. Vaughan, S
Successor Trustee
P. O. Box 965
Baker City, OR 97814
541-523-4444

Legal No. 00058589
Published: June 7, 14, 21, 28, 2019

PUBLIC NOTICE Baker County Weed Control District

Weed District: The entire area of Baker County is formally recognized as the Baker County Weed Control District. The Weed District is governed by the Baker County Commission upon recommendations by the Baker County Weed Board.

Designation of Noxious Weeds: It is the responsibility of private landowners, the County, State and Federal governments to control Class "A" weeds on their respective jurisdictions and properties. Control measures are defined as "not allowing plants to form seed".

Weed List: Pursuant to ORS 569.375-569.995, the following species are designated by the Baker County Commission to be injurious to public health, crops, livestock, land, or other property and are listed as **mandatory control**:

- 2019 "A" Designated Weeds - Mandatory Control County-wide
- 1. Tansy ragwort
- 2. Senecio jacobaea
- 3. Leafy spurge
- 4. Euphorbia esula
- 5. Rush skeletonweed
- 6. Spotted knapweed
- 7. Centaurea maculosa
- 8. Diffuse knapweed
- 9. Centaurea diffusa
- 10. Salt Cedar Tamarix ramosissima
- 11. Yellow starthistle
- 12. Centaurea solstitialis
- 13. Perennial pepperweed

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FORM LB-1 NOTICE OF BUDGET HEARING			
A public meeting of the Baker County Board of Commissioners will be held on June 19, 2019 at 10:00 am at Baker County Courthouse 1995 Third Street, Baker City, Oregon. The purpose of this meeting is to discuss the budget for the fiscal year beginning July 1, 2019 as approved by the Baker County Budget Committee. A summary of the budget is presented below. A copy of the budget may be inspected or obtained at Baker County Commissioners Office, between the hours of 8 a.m. and 4 p.m. This budget is for an annual budget period. This budget was prepared on a basis of accounting that is the same as the preceding year.			
Contact: Christena Cook	Telephone: 541-523-8209	Email: ccook@bakercity.org	
FINANCIAL SUMMARY - RESOURCES			
TOTAL OF ALL FUNDS	Actual Amount 2017-2018	Adopted Budget This Year 2018-2019	Approved Budget Next Year 2019-2020
Beginning Fund Balance/Net Working Capital	8,209,462	9,037,359	9,377,414
Fees, Licenses, Permits, Fines, Assessments & Other Service Charges	3,679,734	4,003,852	4,538,709
Federal, State and all Other Grants, Gifts, Allocations and Donations	10,265,331	0	12,249,468
Revenue from Bonds and Other Debt	0	0	0
Interfund Transfers / Internal Service Reimbursements	1,588,404	1,283,527	1,760,761
All Other Resources Except Current Year Property Taxes	859,234	632,048	783,541
Current Year Property Taxes Estimated to be Received	5,211,822	5,115,000	5,499,464
Total Resources	30,523,887	33,099,488	33,209,759
FINANCIAL SUMMARY - REQUIREMENTS BY OBJECT CLASSIFICATION			
Personnel Services	9,472,615	10,676,085	11,220,958
Materials and Services	2,952,968	10,787,278	11,094,238
Capital Outlay	1,068,438	6,213,049	5,599,120
Debt Service	932	0	11,182
Interfund Transfers	1,588,404	1,283,527	1,760,761
Contingencies	0	2,332,659	2,039,739
Special Payments	867,365	1,073,900	751,400
Unappropriated Ending Balance and Reserved for Future Expenditure	0	713,000	823,923
Total Requirements	20,980,622	33,099,488	33,209,759
FINANCIAL SUMMARY - REQUIREMENTS AND FULL-TIME EQUIVALENT EMPLOYEES (FTE) BY ORGANIZATIONAL UNIT OR PROGRAM *			
Name of Organizational Unit or Program	FTE for that unit or program		
GENERAL FUND - COUNTY COMMISSIONERS	339,360	350,933	381,114
FTE	2.75	2.87	2.87
GENERAL FUND - JUSTICE COURT	242,616	282,086	280,043
FTE	2.40	2.40	2.40
GENERAL FUND - JUVENILE	412,670	431,201	453,996
FTE	4.12	4.15	4.15
GENERAL FUND - DISTRICT ATTORNEY	533,156	642,825	685,233
FTE	6.80	7.00	7.00
GENERAL FUND - MEDICAL EXAMINER	9,200	17,800	17,800
FTE	0.00	0.00	0.00
GENERAL FUND - ADMINISTRATIVE SERVICES	226,172	239,426	256,938
FTE	2.26	2.39	2.50
GENERAL FUND - ASSESSOR	539,433	615,268	629,120
FTE	6.00	6.50	6.50
GENERAL FUND - COUNTY CLERK	270,824	298,862	311,526
FTE	3.00	3.00	3.00
GENERAL FUND - TREASURER/TAX COLLECTOR	222,952	239,055	243,015
FTE	2.60	2.60	2.60
GENERAL FUND - FACILITIES	343,217	408,068	437,907
FTE	3.05	3.00	3.00
GENERAL FUND - PLANNING	324,650	384,424	414,300
FTE	4.50	4.50	4.50
GENERAL FUND - SURVIVOR	10,862	11,000	11,000
FTE	0.00	0.00	0.00
GENERAL FUND - TECHNOLOGY	362,841	418,045	472,478
FTE	3.70	3.95	4.25
GENERAL FUND - SHERIFF	1,473,928	1,498,193	1,656,601
FTE	12.00	12.00	13.00
GENERAL FUND - COUNTY JAIL	1,374,661	1,388,981	1,441,723
FTE	13.00	13.00	13.00
GENERAL FUND - PAROLE AND PROBATION	510,377	613,777	641,199
FTE	5.00	5.50	5.50
GENERAL FUND - EMERGENCY MANAGEMENT	131,920	144,917	152,223
FTE	1.00	1.00	1.00
GENERAL FUND - VETERANS SERVICES	101,242	113,394	112,324
FTE	1.00	1.00	1.00
GENERAL FUND - WATERMASTER	187,861	202,406	209,228
FTE	2.00	2.00	2.00
GENERAL FUND - ECONOMIC DEVELOPMENT	27,999	35,000	79,236
FTE	0.50	0.50	1.00
Not Allocated to Organizational Unit or Program	1,870,041.00	4,484,729.00	4,869,189.00
FTE	0.00	0.00	0.00
Total Requirements	9,315,841	12,840,086	13,729,496
FTE	74.92	78.04	78.04
CORNERSTONE	161	117,000	153,000
FTE	0	0	0
Total Requirements	161	117,000	153,000
FTE	0	0	0
LAW LIBRARY	10,528	21,270	18,110
FTE	0	0	0
Total Requirements	10,528	21,270	18,110
FTE	0	0	0
ACCUMULATED LEAVE	109,220	352,236	482,500
FTE	0	0	0
Total Requirements			