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SUMMONS BY PUBLICATION Case No.: 22CV20508 IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF BAKER AMERIHOM MORTGAGE COMPANY, LLC, Plaintiff, vs. UNKNOWN HEIRS AND DEVISEES OF DAVID C CHRISTY AKA DAVID CHARLES CHRISTY AKA DAVID CHRISTY; STATE OF OREGON; OCCUPANTS OF THE PROPERTY Defendants. To: DAVID C CHRISTY AKA DAVID CHARLES CHRISTY AKA DAVID CHRISTY 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. If you are a veteran of the armed forces, assistance may be available from a county veterans' service officer or community action agency. Contact information for a local county veterans' service officer and community action agency may be obtained by calling the 2-1-1 information service. Additionally, contact information for a service officer appointed under ORS 408.410 for the county in which you live and contact information for a community action agency that serves your area can be found by visiting the following link: https://www.oregon.gov/odva/services/pages/community-services.aspx and selecting your county. You can also access a list of Veterans Services for all Oregon counties by visiting the following link: https://www.oregon.gov/odva/Services/Pages/All-Services-Statewide.aspx. The relief sought in the Complaint is the foreclosure of the property located at 175 E MADISON ST, HUNTINGTON, OR 97907. Date of First Publication: McCarthy & Holthus, LLP - John Thomas OSB No. 024691 - Michael Scott OSB No. 973947 920 SW 3rd Ave, 1st Floor Portland, OR 97204 Phone: (971) 201-3200 Fax: (971) 201-3202 gchu@mccarthyyholthus.com Of Attorneys for Plaintiff IDSPub #0180019 8/4/2022 8/11/2022 8/18/2022 8/25/2022

Legal No. 310811 Published: August 4, 11, 18, 25, 2022

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STATE OF OREGON FOR THE COUNTY OF UNION Court Case# 19CV1195 Sheriff's Case# CP22-0970 NOTICE OF SHERIFF'S SALE (Real Property) On October 4, 2022, at the hour of 10:00 am, at the Union County Sheriff's Office, 1109 K Ave, La Grande, OR., I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Union County Sheriff's Office, subject to redemption, located in Union County, Oregon to wit: in the following described real property: DESCRIBED IN THE DEED OF TRUST AS: LOT NUMBERED EIGHTEEN (18) AND THE WEST TEN (10) FEET OF LOT NUMBERED SEVENTEEN (17) IN BLOCK NUMBERED NINETEEN (19) OF R=PREDMORE ADDITION TO LA GRANDE, UNION COUNTY, OREGON, ACCORDING TO THE RECORDED PLAT OF SAID ADDITION.

AND MORE ACCURATELY DESCRIBED AS: LOT 18 AND THE WET 10 FEET OF LOT 17, IN BLOCK 19 OF PREDMORE ADDITION TO LA GRANDE, UNION COUNTY, OREGON, ACCORDING TO THE RECORDED PLAT OF SAID ADDITION. And commonly known at 1417 X Avenue, La Grande, OR 97850.

Said sale is made pursuant to a Writ of Execution of Foreclosure dated: July 26, 2022, issued out of the Circuit Court of the State of Oregon for the County of Union where NATIONSTART MORTGAGE LLC D/B/A MR. COOPER is plaintiff, and PATRICK K. EDVALSON; DAWN E. EDVALSON; BANK OF AMERICA, N.A.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; THE BANK OF NEW YORK MELLON FKA, THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE OF BEHALF OF THE CERTIFICATEHOLDERS OF THE CWHEQ, INC., CWHEQ REVOLVING HOME EQUITY LOAN TRUST, SERIES 2005-G; OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION; STATE OF OREGON; PORTFOLIO RECOVERY ASSOCIATES, LLC; PARTIES IN POSSESSION is defendant.

NOTICE TO DEBTOR: You should be careful about offers to sell rights to surplus funds. You may have a right to surplus funds remaining after payment of costs and satisfaction of judgment, as provided in ORS 19.950(4). If you transfer or sell your right to redemption, you might not have the right to surplus funds.

PROSPECTIVE BIDDERS, READ THIS SECTION CAREFULLY: Before bidding at the sale, a prospective bidder should independently investigate: (a) The priority of the lien or interest of the judgment creditor; (b) Land use laws and regulations applicable to the property; (c) Approved uses for the property; (d) Limits on farming or forest practices on the property; (e) Rights of neighboring property owners; and (f) Environmental laws and regulations that affect the property.

Conditions of Sale: All potential bidders are subject to inspection of funds prior to or during participation in the auction to qualify as a bidder. Individuals without proof of sufficient funds, or that have not qualified before the start of the auction, will not be allowed to participate. Only U.S. currency and/or cashier's checks made payable to Union County Sheriff will be accepted. Payment must be made in full immediately upon conclusion of the sale. Only the judgment creditor who obtained the writ may credit bid up to the Writ amount plus allowable costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowable costs.

CODY BOWEN, SHERIFF Union, Oregon

By Deputy Kati Heath

Published: August 25, September 1, 8, 15, 2022 Legal No. 314183

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TRUSTEE'S NOTICE OF SALE

The Trustee under the terms of the Trust Deed described herein, at the direction of the Beneficiary, hereby elects to sell the property described in the Trust Deed to satisfy the obligations secured thereby. Pursuant to ORS 86.771, the following information is provided:

1. PARTIES:

Grantor: ALVIN D. MONTGOMERY AND ARLENE M. MONTGOMERY Trustee: EASTERN OREGON TITLE, INC Successor Trustee: NANCY K. CLARK Beneficiary: UMPQUA BANK

2. DESCRIPTION OF PROPERTY: The real property is described as follows: The west half of Lot 18 and all of Lot 19, in Block 154 of CHAPLIN'S ADDITION to La Grande, Union County, Oregon, according to the recorded plat of said addition.

3. RECORDING. The Trust Deed was recorded as follows: Date Recorded: August 7, 2019 Recording No. 20192116 Official Records of Union County, Oregon

4. DEFAULT. The Grantor or any other person obligated on the Trust Deed and Promissory Note secured thereby is in default and the Beneficiary seeks to foreclose the Trust Deed for failure to pay: Monthly payments in the amount of \$762.83 each, due the first of each month, for the months of October 2019 through January 2020; plus monthly payments at the new payment amount of \$762.40 each, due the first of each month, for the months of February 2020 through May 2022; plus late charges and advances; plus any unpaid real property taxes or liens, plus interest.

5. AMOUNT DUE. The amount due on the Note which is secured by the Trust Deed referred to herein is: Principal balance in the amount of \$108,109.00; plus interest at the rate of 4.125% per annum from September 1, 2019; plus late charges of \$524.00; plus advances and foreclosure attorney fees and costs.

6. SALE OF PROPERTY. The Trustee hereby states that the property will be sold to satisfy the obligations secured by the Trust Deed. A Trustee's Notice of Default and Election to Sell Under Terms of Trust Deed has been recorded in the Official Records of Union County, Oregon.

7. TIME OF SALE. Date: October 27, 2022 Time: 11:00 a.m. Place: David Chaplin Building, 1001 Fourth Street, La Grande, Oregon

8. RIGHT TO REINSTATE. Any person named in ORS 86.778 has the right, at any time that is not later than five days before the Trustee conducts the sale, to have this foreclosure 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, by curing any other default that is capable of being cured by tendering the performance required under the obligation or Trust Deed and by paying all costs and expenses actually incurred in enforcing the obligation and Trust Deed, together with the trustee's and attorney's fees not exceeding the amount provided in ORS 86.778.

NOTICE REGARDING POTENTIAL HAZARDS

(This notice is required for notices of sale sent on or after January 1, 2015.) 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.

You may reach the Oregon State Bar's Lawyer Referral Service at 503-684-3763 or toll-free in Oregon at 800-452-7636 or you may visit its website at: www.osbar.org. Legal assistance may be available if you have a low income and meet federal poverty guidelines. For more information and a directory of legal aid programs, go to http://www.oregonlawhelp.org.

Any questions regarding this matter should be directed to Lisa Summers, Paralegal, (541) 686-0344 (TS #3005731286).

DATED: May 27, 2022. Nancy K. Cary, Successor Trustee, Hershner Hunter, LLP, P.O. Box 1475, Eugene, OR 97440

Published: August 18, 25, September 1, 8, 2022 Legal No. 313175



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UNION COUNTY DELINQUENT PERSONAL PROPERTY TAX WARRANTS

The below named appear as owning or having possession or control of certain personal property on the accounts listed. Taxes lawfully assessed, levied, and charged on said personal property have not been paid and are delinquent for the year and in the amounts specified. A warrant is issued to enforce payment of these taxes pursuant to ORS 311.610. The warrants were submitted for recording with the County Clerk in the lien records. The amount of each warrant as recorded, plus interest and costs, will become a lien on the title of any interest in real property owned by the taxpayer named as being liable for payment of taxes on the personal property described. The description of the personal property, plus interest to the date of this warrant, and service charges, are listed below.

Table with columns: Ref#, Warrant#, Name Appearing on Warrant, Description, Year, Taxes, Interest, Service Charge, Current Yr Total, Total Due Prior Yrs, Grand Total. Includes interest figured to September 15th, 2022.

Notice of this warrant is given under ORS 311.615(A) by one publication in The La Grande Observer, a daily newspaper of general circulation in Union County, Oregon. The date of the publication is August 25th, 2022. Cody Vavra, Assessor/Tax Collector, Union County, Oregon

Published: August 25, 2022 Legal No. 314296

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PUBLIC NOTICE IN THE BOARD OF COUNTY COMMISSIONERS OF THE STATE OF OREGON FOR THE COUNTY OF BAKER

IN THE MATTER OF AN ORDER DIRECTING THE BAKER COUNTY SHERIFF TO MAKE SALE OF COUNTY PROPERTY; FIXING THE MINIMUM PRICE AND PROVIDING A PORTION OF THE CONDITIONS AND TERMS OF SALE; AMENDING ORDER

WHEREAS, the County governing body may sell, exchange or lease lands acquired through foreclosure of delinquent tax liens pursuant to ORS 275.090; and

WHEREAS, the Baker County Board of Commissioners finds that certain properties acquired through foreclosure of delinquent tax liens are owned by the County and not in use for County purposes; and

WHEREAS, the Baker County Board of Commissioners find that the sale of such properties to be in the best interest of the County; and

WHEREAS, the Baker County Board of Commissioners entered ORDER 2022-128 on June 15, 2022 directing the Baker County Sheriff to make sale of certain County property identified in Section B in accordance with ORS Chapter 275; and

WHEREAS, the Baker County Board of Commissioners finds that additional information is necessary to disclose to potential buyers of the property identified in Section B, necessitating an amendment in ORDER 2022-128 to clearly identify restrictions on the use of said property; and NOW, THEREFORE, the Baker County Board of Commissioners amends ORDER 2022-128 to read as follows:

Section A. The Baker County Sheriff is directed to make sale of the County property identified in Section B in accordance with ORS Chapter 275.

Table with columns: Reference #, Description, Back Taxes and Estimated County Expenses, Real Market Value from Tax Roll, Minimum Bid. Row 1: 15302, Township 8 South Range 40 East of WM Tax Lot #100, Back Taxes: \$ 29.50 Expenses: 800.00 Total: \$829.50, Land: \$110 Structure: \$0 Total: \$110, \$850.00

Section C. The following conditions and terms of sale are required for the property being sold:

1. Each purchaser will be issued a Quit Claim Deed, recorded at the expense of the purchaser. The purchaser will receive only such interest in the property as is owned by the County. The County makes no warranty or guaranty regarding liens or encumbrances. Any title or lien search is the sole responsibility of the purchaser.

2. The above-described property is used exclusively as an access road, subject to an easement for ingress and egress by property owners of neighboring properties. The County will convey the property to the buyer subject to the Easement, recorded under instrument number B11 42 0155.

3. Cash or Cashier's Check payment of property shall be made within 15 business days of the date of purchase.

Section D. Sale of listed property shall take place on September 13th, 2022 at 10:00 a.m. on the steps of the Baker County Courthouse, 1995 Third Street, Baker City, Oregon.

Done and Dated this 20th day of July 2022. BAKER COUNTY BOARD OF COMMISSIONERS

William "Bill" Harvey, Commission Chair

Mark E. Bennett, Commissioner

Bruce A. Nichols, Commissioner

Legal No. 311335 Published: August 4, 11, 18, 25, 2022

