

102 Public Notices

Baker County Circuit Court
Case No. 22PB07702

Decedent: Roger D. Patton

Personal Representative:
Thaya D. Patton

Claims against the estate shall be made to David James Robinson, Attorney 217 S. Main St. Toledo, OR 97391

All persons having claims against the estate shall present them within four months after the date of the first publication of the notice to the attorney for the personal representative by mail to 217 S. Main St. Toledo, OR 97391 or they may be barred.

Date of first publication:
September 1, 2022.

All persons whose rights may be affected by the proceeding may obtain additional information from the records of the court, the personal representative, or the attorney for the personal representative.

David James Robinson, Attorney
OSB #094887
www.davidjamesrobinson.com
217 S. Main St.
Toledo, OR 97391
541-336-2257

Legal No. 315414
Published: September 1, 8, 15, 2022

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

House need new paint? The Service Directory is the place to look.

101 Legal Notices

STATE OF OREGON FOR THE COUNTY OF UNION
Court Case#: 19CV48758
Sheriff's Case#: CP22-1046

NOTICE OF SHERIFF'S SALE
(Real Property)

On OCTOBER 11, 2022, at the hour of 12:00 pm, 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: LOT EIGHT (8) OF BLOCK NINE (9) OF CHAPLIN'S ADDITION TO LA GRANDE, UNION COUNTY, OREGON, ACCORDING TO THE RECORDED PLAT OF SAID ADDITION. Commonly known as 1101 C Ave., La Grande, OR 97850.

Said sale is made pursuant to a Writ of Execution of Foreclosure dated July 15, 2022, issued out of the Circuit Court of the State of Oregon for the County of Union where OREGON HOUSING & COMMUNITY SERVICE is plaintiff, and RICHARD R. WORDEN, NICOLE M WORDEN; OCCUPANTS OF THE PROPERTY 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 the judgment, a provided in ORS 18.950(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 owner; 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: September 1, 8, 15, 22, 2022
Legal No. 315689

CLASSIFIEDS

Mean Cash

102 Public Notices

In the Circuit Court of the State of Oregon, for the County of Baker
In the Matter of the Estate of William Dennis Moragne, Deceased.
Case No. 22PB07185

NOTICE IS HEREBY GIVEN that Robert Gaslin has been appointed and has qualified as the Personal Representative of the Estate. All persons having claims against the Estate are hereby required to present the same to the Personal Representative, with proper vouchers, at the law offices of Intermountain Law, P.C., 2189 N Whitley Drive, Fruitland, ID 83619, within four months from the date of the first publication of this Notice, or they may be barred. All persons whose rights may be affected by the proceedings in this Estate may obtain additional information from the records of the Court, the Personal Representative or the attorney for the Personal Representative.

Dated and first published this 18th day of August, 2022.

Robert Gaslin,
Personal Representative
Ryan H. Holden, OSB#130044
Attorney for
Personal Representative
Intermountain Law, PC
2189 N Whitley Drive
Fruitland, ID 83619

Legal No. 313162
Published: August 18, 25, September 1, 2022

STORAGE UNIT AUCTION

ABC Storesall
41298 Chico Road
Baker City, Oregon 97814

Auction:
10 AM on Saturday
September 10, 2022

Description of Property:
Household, personal items, and misc.
Property Owner:
Todd Hensen
Amount Due: \$505
Unit # F24

Description of Property:
Camper, personal items, and misc.
Property Owner:
Sean Taylor
Amount Due: \$250
Unit # E12

Description of Property:
Household, personal items, and misc.
Property Owner:
Dixie Birdsong
Amount Due: \$280
Unit # F53

Foreclosures under ORS 87.669-87.691

Legal No. 314223
Published: August 25, September 1, 8, 2022

101 Legal Notices

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

101 Legal Notices

STATE OF OREGON FOR THE COUNTY OF UNION
Court Case# 19CV1195
Sheriff's Case# CP22-0970

NOTICE OF SHERIFF'S SALE
(Real Property)

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AND MORE ACCURATELY DESCRIBED AS:
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CODY BOWEN, SHERIFF
Union, Oregon

By Deputy Kati Heath

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

HOROSCOPES by Stella Wilder

FRIDAY, SEPTEMBER 2, 2022
YOUR BIRTHDAY by Stella Wilder
Born today, you are one of the most intelligent, instinctive, curious and brave individuals born under your sign. Anyone who tries in any way to hold you back is sure to have quite a fight on their hands, for you will not be boxed in and you will insist on being granted the freedom you need to explore the world fully and satisfy your desire for knowledge and experience.

SATURDAY, SEPTEMBER 3
VIRGO (Aug. 23-Sept. 22) -- You may have to dig deeper than usual to come up with answers that someone is asking you. It may seem a bother, but time is of the essence.

LIBRA (Sept. 23-Oct. 22) -- You can place yourself in just the right position to control a situation before it gets out of hand. Others rely on you as much as you do.

SCORPIO (Oct. 23-Nov. 21) -- The more you press someone to fess up today, the more stressful you'll make the situation. Be patient, flexible and sensitive.

SAGITTARIUS (Nov. 22-Dec. 21) -- You're trying to do something that no one else you know has done, but you may not be taking the precautions you should. Take a step back.

CAPRICORN (Dec. 22-Jan. 19) -- Now is no time to loiter in a place that could be dangerous to you -- or anyone else. Get back to a place of confident stability.

AQUARIUS (Jan. 20-Feb. 18) -- Even the most outrageous of ideas is going to find support today. The need to get things done right now will fuel interest and involvement.

PISCES (Feb. 19-March 20) -- You are eager to protect yourself from those who would use you as a steppingstone, but you may not be able to stop all who face you directly.

ARIES (March 21-April 19) -- A routine job is more difficult to complete today than expected, but the reason, once you identify it, will surprise no one, including you.

TAURUS (April 20-May 20) -- The time has come for you to fish or cut bait. You will want to announce your intentions clearly once you make a decision.

GEMINI (May 21-June 20) -- You may fear an attack from someone who has threatened you in the past, but if you take evasive action early, you can avoid a serious confrontation.

CANCER (June 21-July 22) -- The last thing you want to do today when things get tough is to indicate to others through your behavior that you're in a bind. Remain calm.

LEO (July 23-Aug. 22) -- You can draw comparisons between you and someone you admire, but what you do today is likely to stand on its own as valuable and memorable.

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FRIDAY, SEPTEMBER 2, 2022

CROSSWORD PUZZLER

ACROSS

1 Agent
4 Tibetan gazelle
7 Cookie
Bumstead's neighbor
11 Used a hatchet
13 Pantyhose ruiner
14 No longer in force
15 Boo and hiss
16 Samovar
17 Kon-Tiki Museum site
18 Alleges
20 Shorten, maybe
21 Utility closet item
22 "Parental Control" network
23 Khartoum's land
26 Amuses
30 I, to Claudius
31 Careless

32 "Ooh" companion
33 Fastest animal
36 Prize marble
38 — cit. (footnote abbr.)
39 Make tracks
40 Vast expanse
43 Left at the altar
46 Decree
47 Coiled hairdo
48 Trolley
50 Cabby's take
51 Unit of energy
52 Simple toy (hyph.)
53 Auction shout
54 Do batik
55 Cry

DOWN

1 British rule in India
2 Board mem.
3 Remove the rind
4 Sourpuss
5 What we have

6 Ms. Jillian
7 Develop
8 Finished last
9 Distance measure
10 Smell

12 Pulitzer category
19 Charged particle
20 Off-road vehicle
22 Word in a recipe
23 Min. fraction
24 "Yuck!"
25 Mother rabbit
26 Morse code dash
27 Type of doll
28 — chi ch'uan
29 That girl
31 Fond du —, Wis.
34 Overjoyed
35 Cargo unit
36 Catch a bug
37 J. Paul —
39 Gate pivot
40 Switch positions
41 Aloha, in Rome
42 Tarzan's title
43 Group of peers
44 Piccadilly statue
45 "The Banana Boat Song" (hyph.)
47 Truck's "trunk"
49 Horde

Answer to Previous Puzzle

S	U	B		G	A	S		D	A	V		
N	I	N	A	A	M	Y		A	C	H	E	
A	N	T	I		B	U	R		R	I	F	T
V	E	I	L	S		L	I	N	E	D		
E	W	E		T	R	E	A	D		I	N	C
Y	O	G	U	R	T		G	R	A		S	T
E	B	O	N		P	O	E	M				
W	I	G		A	B	E	T	S		F	U	R
				G	R	U	E	L		T	U	L
F	I	L	E		A	L	F		C	O	N	E
A	C	E	D		T	E	A		L	O	A	D
B	E	S		S	T	Y		A	D	S		

9-2-22 © 2022 UFS, Dist. by Andrews McMeel for UFS

1	2	3		4	5	6		7	8	9	10
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46					47				48		49
50					51				52		
53					54				55		

102 Public Notices

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:

- PARTIES:**
Grantor: ALVIN D. MONTGOMERY AND ARLENE M. MONTGOMERY
Trustee: EASTERN OREGON TITLE, INC
Successor Trustee: NANCY K. CLARK
Beneficiary: UMPQUA BANK
- 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.
- RECORDING.** The Trust Deed was recorded as follows:
Date Recorded: August 7, 2019
Recording No. 20192116
Official Records of Union County, Oregon
- 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.
- 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.
- 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.
- TIME OF SALE.**
Date: October 27, 2022
Time: 11:00 a.m.
Place: David Chaplin Building, 1001 Fourth Street, La Grande, Oregon
- 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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A Great Learning Tool for Young Readers!

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