

public notices

NOTICE OF SHERIFF'S SALE

On 12th day of March, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1414 W. Ida Street , Stayton, in the case of JANET SILBERNAGEL, Plaintiff, vs. PATRICK J. TABOR, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. (MERS) AS NOMINEE FOR GMAC MORTGAGE, LLC DBA DITECH.COM, Defendant(s). For more information go to [www.oregonsheriffs.com/sales.htm](http://www.oregonsheriffs.com/sales.htm)

2/6, 2/13, 2/20, 2/27

NOTICE OF SHERIFF'S SALE

On 10th day of March, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 2705 Citadel St , Woodburn, in the case of CITIMORTGAGE, INC., ITS SUCCESSORS AND/OR ASSIGNS, Plaintiff, vs. CHRIS BAUS, ALICIA BAUS AKA ALICIA BUETTNER, WEBSTER BANK, N.A., Defendant(s). For more information go to [www.oregonsheriffs.com/sales.htm](http://www.oregonsheriffs.com/sales.htm)

2/6, 2/13, 2/20, 2/27

TRUSTEE'S NOTICE OF SALE

**OREGON TRUSTEE'S NOTICE OF SALE** T.S. No: L545694 OR Unit Code: L Loan No: 9302469447/ DECOSS AP #1: R51607 Title #: 8493515 Reference is made to that certain Trust Deed made by LINDA M. DECOSS, ANTHONY S. FRY as Grantor, to CHICAGO TITLE as Trustee, in favor of FIRST TECH CREDIT UNION as Beneficiary. Dated August 27, 2007, Recorded August 31, 2007 in Book 2860 Page 431 of Official Records in the office of the Recorder of MARION County; OREGON covering the following described real property situated in said county and state, to wit: Lot 2, block 26, Jan Ree gardens no. 9, Marion county, Oregon. Save and except the following described parcel: beginning at the northwest corner of lot 2, block 26, Jan Ree gardens no. 9, thence easterly 36 feet along the north line of lot 2 to a point; thence southerly 12 feet on a line parallel with the west line of lot 2 to a point; thence westerly 36 feet along a line parallel to the north line of lot 2 to a point which is on the westerly line of lot 2; thence northerly 12 feet along the west line of lot 2 to the true point of beginning. 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: 5 PYMTS FROM 07/01/14 TO 11/01/14 @ 1,371.96 \$6,859.80 Sub-Total of Amounts in Arrears:\$6,859.80 Together with any default in the payment of recurring obligations as they become due. ALSO, if you have failed to pay taxes on the property, provide insurance on the property or pay other senior liens or encumbrances as required in the note and Trust Deed, the beneficiary may insist that you do so in order to reinstate your account in good standing. The beneficiary may require as a condition to reinstatement that you provide reliable written evidence that you have paid all senior liens or encumbrances, property taxes, and hazard insurance premiums. These requirements for reinstatement should be confirmed by contacting the undersigned Trustee. The street or other common designation if any, of the real property described above is purported to be : 4463-4465 41ST AVE NE, SALEM, OR 97305 The undersigned Trustee disclaims any liability for any incorrectness of the above street or other common designation. By reason of said default, the beneficiary has declared all sums owing on the obligation secured by said Trust Deed immediately due and payable, said sums being the following, to wit: Principal \$176,388.44, together with interest as provided in the note or other instrument secured from 06/01/14, and such other costs and fees are due under the note or other instrument

secured, and as are provided by statute. WHEREFORE, notice is hereby given that the undersigned trustee will, on March 23, 2015, at the hour of 10:00 A.M. in accord with the Standard Time, as established by O.R.S. 187.110, ON THE OUTSIDE STEPS OF THE MAIN ENTRANCE TO THE MARION COUNTY COURTHOUSE , 100 HIGH ST. NE, SALEM , County of MARION, State of OREGON, (which is the new date, time and place set for said sale) sell at public auction to the highest bidder for cash the interest in the said described real property which the Grantor had or had power to convey at the time of execution by him of the 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 that any person named in O.R.S. 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 herein that is capable of being cured by tendering the performance required under the obligation of the 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 and attorney's fees not exceeding the amounts provided by said O.R.S. 86.778. It will be necessary for you to contact the undersigned prior to the time you tender reinstatement or payoff so that you may be advised of the exact amount, including trustee's costs and fees, that you will be required to pay. Payment must be in the full amount in the form of cashier's or certified check. The effect of the sale will be to deprive you and all those who hold by, through and under you of all interest in the property described above. 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. The Beneficiary may be attempting to collect a debt and any information obtained may be used for that purpose. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. 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. If available, the expected opening bid and/or postponement information may be obtained by calling the following telephone number(s) on the day before the sale: (888) 988-6736 or you may access sales information at [salestrack.tdsf.com](http://salestrack.tdsf.com) DATED: 11/12/14 CHRISTOPHER C. DORR, OSBA # 992526 By CHRISTOPHER C. DORR, ATTORNEY AT LAW DIRECT INQUIRIES TO:T.D.SERVICE COMPANY FORECLOSURE DEPARTMENT 4000 W. Metropolitan Drive Suite 400 Orange, CA 92868 (800) 843-0260 TAC# 971362W PUB: 02/06/15, 02/13/15, 02/20/15, 02/27/15

2/6, 2/13, 2/20, 2/27

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by

JOSEPH A. LOOMIS and MOLLY LOOMIS, husband and wife as grantor, to Fidelity National Title Ins Co as trustee, in favor of Wells Fargo Bank, N.A. as beneficiary, dated January 29, 2010, recorded February 3, 2010, in the mortgage records of Marion County, Oregon, as Document No. Reel 3147, Page 126, covering the following described real property situated in said county and state, to wit: LOT 23, DILLON ESTATES, IN THE CITY OF SALEM, COUNTY OF MARION, AND STATE OF OREGON (PLAT VOLUME 45, PAGE 184). PROPERTY ADDRESS: 5373 KALI STREET SE, Salem, OR 97306 There is a default by the grantor or other person owing an obligation or by their successor in interest, the performance of which is secured by said trust deed, or by their successor in interest, with respect to provisions therein which authorize sale in the event of default of such provision. The default for which foreclosure is made is grantors' failure to pay when due the following sums: monthly payments of \$1,462.44 beginning May 1, 2013; monthly payments of \$2,046.82 beginning November 1, 2013; monthly payments of \$2,031.58 beginning March 1, 2014; plus advances of \$350.00; together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein; and prepayment penalties/premiums, if applicable. By reason of said default, the beneficiary has declared all sums owing on the obligation secured by said trust deed immediately due and payable, said sums being the following, to wit:\$248,975.08withinterest thereon at the rate of 5.37500 percent per annum beginning April 1, 2013; plus advances of \$350.00; plus escrow advances of \$16,800.41; together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; any further sums advanced by the beneficiary for the protection of the above described property and its interest therein; and prepayment penalties/premiums, if applicable. WHEREFORE, notice is hereby given that the undersigned trustee will on April 3, 2015, at the hour of 11:00 AM, in accord with the standard of time established by ORS 187.110, at Marion County Courthouse Front Entrance, 100 High Street, Salem, OR 97301, in the City of Salem, County of Marion, State of Oregon, sell at public auction to the highest bidder for cash the interest in the real property described 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 reasonable charges by the trustee. Notice is further given that any person named in ORS 86.778 has the right, 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 payment to the beneficiary of the entire amount then due (other than such portion of the principle 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.

**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 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. Robinson Tait, P.S. Authorized to sign on behalf of the trustee 710 Second Ave, Suite 710 Seattle, WA 98104

2/6, 2/13, 2/20, 2/27

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by Jorge A Coronado and Patricia M Coronado as grantor, to Fidelity National Title Company of Oregon as trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELYASANOMINEE FOR WINDERMERE MORTGAGE SERVICES SERIES LLC as beneficiary, dated November 10, 2006, recorded November 27, 2006, in the mortgage records of Marion County, Oregon, as Document No. REEL 2739 PAGE 203, and assigned to HomeStreet Bank on June 26, 2014 in the records of Marion County, Oregon, as Document No. Reel 3614, Page 250, covering the following described real property situated in said county and state, to wit: LOT 34, BLOCK 16, ROYALOK ESTATES NO. 3, MARION COUNTY, OREGON PROPERTY ADDRESS: 4825 Towers Ct NE, Salem, OR 97301

There is a default by the grantor or other person owing an obligation or by their successor in interest, the performance of which is secured by said trust deed, or by their successor in interest, with respect to provisions therein which authorize sale in the event of default of such provision. The default for which foreclosure is made is grantors' failure to pay when due the following sums: monthly payments of \$995.78 beginning February 1, 2014; plus prior accrued late charges of \$336.50; plus fees of \$70.00; together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein; and prepayment penalties/premiums, if applicable. By reason of said default, the beneficiary has declared all sums owing on the obligation secured by said trust deed immediately due and payable, said sums being the following, to wit: \$170,337.02 with interest thereon at the rate of 2.00 percent per annum beginning January 1, 2014; plus prior accrued late charges of \$336.50; plus fees of \$185.00; plus escrow advances of \$3,472.82; together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; any further sums advanced by the beneficiary for the protection of the above described property and its interest therein; and prepayment penalties/premiums, if applicable.

WHEREFORE, notice is hereby given that the undersigned trustee will on April 21, 2015, at the hour of 10:00 AM, in accord with the standard of time established by ORS 187.110, at Marion County Courthouse Front Entrance, 100 High Street, Salem, OR 97301, in the City of Salem, County of Marion, State of Oregon, sell at public auction to the highest bidder for cash the interest in the real property described 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 reasonable charges by the trustee. Notice is further given that any person named in ORS 86.778 has the right, 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 payment to the beneficiary of the entire amount then due (other than such portion of the principle 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.

**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 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. Robinson Tait, P.S. Authorized to sign on behalf of the trustee 710 Second Ave, Suite 710 Seattle, WA 98104

2/6, 2/13, 2/20, 2/27

NOTICE OF SHERIFF'S SALE

On 6th day of March, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1483 Wilshire Dr, Stayton, in the case of NATIONSTAR MORTGAGE LLC, ITS SUCCESSORS AND/OR ASSIGNS, Plaintiff, vs. JOZSEF P. NYARI, ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 1483 WILSHIRE DR., STAYTON, OR 97383, Defendant(s). For more information go to [www.oregonsheriffs.com/sales.htm](http://www.oregonsheriffs.com/sales.htm)

2/6, 2/13, 2/20, 2/27

NOTICE OF SHERIFF'S SALE

On 12th day of March, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 226 W. Clackamas Circle, Woodburn, in the case of WELLS FARGO BANK, NA, Plaintiff, vs. VIVIAN J. YOCUM, ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 226 WEST CLACKAMAS CIRCLE, WOODBURN, OREGON 97071, Defendant(s). For more information go to [www.oregonsheriffs.com/sales.htm](http://www.oregonsheriffs.com/sales.htm)

2/6, 2/13, 2/20, 2/27

NOTICE OF SHERIFF'S SALE

On 16th day of March, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 2124 Evergreen Ave NE, Salem, in the case of OREGON HOUSING AND COMMUNITY SERVICES DEPARTMENT, its successors in interest and/or assigns, Plaintiff, vs. IGNACIO MARAVILLA-RODRIGUEZ, MARIA GARIBAY DE MARAVILLA, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to [www.oregonsheriffs.com/sales.htm](http://www.oregonsheriffs.com/sales.htm)

2/13, 2/20, 2/27, 3/6

NOTICE OF SHERIFF'S SALE

On 16th day of March, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse,

in Salem, OR, I will sell the following real property: 20951 Williams St NE, Donald, in the case of FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, BENEFICIARY, BY SETERUS, INC., ITS ATTORNEY-INFACT, its successors in interest and/or assigns, Plaintiff, vs. UNKNOWN HEIRS OF WAYNETTE F GREEVE, JENNIFER K GREEVE, NICHOLAS F GREEVE, UNITED STATES OF AMERICA, STATE OF OREGON, OCCUPANTS OF THE PREMISES, THE REAL PROPERTY LOCATED AT 20951 NORTHEAST WILLIAMS STREET, DONALD, OREGON 97026, Defendant(s). For more information go to [www.oregonsheriffs.com/sales.htm](http://www.oregonsheriffs.com/sales.htm)

2/13, 2/20, 2/27, 3/6

SUMMONS BY PUBLICATION

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

Case No.: 14C22900 Judge: DENNIS J. GRAVES SUMMONS BY PUBLICATION

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY

Plaintiff, vs. THE UNKNOWN HEIRS AND DEWISEES OF ALLEN A. TOURVILLE; SYLVIA EVANGELINE TOURVILLE; UNITEDSTATESOFAMERICA; STATE OF OREGON; KATHY HERN; TERI TOURVILLE; TAMRA TOURVILLE; GARY TOURVILLE; DEVONNE MAXEY; DONNA SCHMIDT; GORDON R. MAXEY; OCCUPANTS OF THE PROPERTY Defendants.

**To:** OCCUPANTS OF THE PROPERTY and THE UNKNOWN HEIRS AND DEWISEES OF ALLEN A. TOURVILLE

**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 905 Baxter Road SE, Salem, OR 97306.**

**Date of First Publication: February 13, 2015.**

McCarthy & Holthus, LLP Carrie A. Majors-Staab, OSB# 980785 920 SW 3rd Ave, 1st Floor Portland, OR 97204 Phone: (855) 809-3977 Fax: (971) 201-3202 E-mail: [cmajors-staab@mccarthyholthus.com](mailto:cmajors-staab@mccarthyholthus.com) Of Attorneys for Plaintiff

2/13, 2/20, 2/27, 3/6

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