

public notices

NOTICE TO INTERESTED PERSONS

NOTICE TO INTERESTED PERSONS

Cindy Burns has been appointed Personal Representative of the ESTATE OF TIMOTHY BURNS, deceased, by the Circuit Court of the State of Oregon for Marion County under Probate No. 15PB01419. All persons having claims against the estate are required to present them to said Personal Representative at 131 W. Main St., P O Box 350, Sublimity, OR 97385, within four months after date of first publication of this notice or they may be barred.

Your rights may be affected by this proceeding and additional information may be obtained from the records of the Court, the Personal Representative or the attorney for the Personal Representative.

DATED and first published April 24th, 2015.
Cindy Burns
Personal Representative

Stephen L. Tabor, P.C.
Attorney at Law
131 W. Main St.
P O Box 350
Sublimity, OR 97385
Attorney for
Personal Representative

4/24, 5/1, 5/8

NOTICE TO INTERESTED PERSONS

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

Case No. 14C20855

NOTICE TO INTERESTED PERSONS
In the Matter of the Estate of: DANIEL MARTIN MINTEN, Deceased.

NOTICE IS HEREBY GIVEN that John H. Beckfield has been appointed administrator of the intestate estate of the decedent. All persons having claims against the estate are required to present them, with vouchers attached, to the administrator at 707 - 13th St. SE Ste 200 or P.O. Box 13710, Salem, OR 97302 or to his attorney, Jana R. Gunn, P.O. Box 4057, Salem, OR 97302, within four months after the date of first publication of this notice, or the claims may be barred:

All persons whose rights may be affected by the proceedings may obtain additional information from the records of the court, the personal representative, or the attorneys for the personal representative, Gunn & Gunn, Attention Jana R. Gunn, Atry., P.O. Box 4057, Salem, Oregon, 97302.

Dated and first published April 17, 2015.

Jana R. Gunn, OSB#01269
of Attorneys for
Personal Representative

4/17, 4/24, 5/1

PLAINTIFF'S SUMMONS

CIRCUIT COURT OF OREGON FOR MARION COUNTY

No. 15CV03212
PLAINTIFF'S SUMMONS
BY PUBLICATION

CITIBANK, N.A. AS TRUSTEE FOR AMERICAN HOME MORTGAGE ASSETS TRUST 2006-4, MORTGAGE-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-4,

Plaintiff,

v.

LORNE A BROWN; BUDDY PUCKETT; SHEILA BROWN; COLUMBIA COLLECTION SERVICE, INC.; DOUGLAS DAMEWOOD; SALEM GROUP CONFERENCE CENTER; KEYBANK NATIONAL ASSOCIATION; AND PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN,

Defendant(s).

To: SHEILA BROWN; AND PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN,

IN THE NAME OF THE STATE OF OREGON: You are hereby required to appear and defend against the allegations contained in the Complaint filed against you in the above entitled proceeding within thirty (30) days from the date of service of this Summons upon you. If you fail to appear

and defend this matter within thirty (30) days from the date of publication specified herein along with the required filing fee, CITIBANK, N.A. AS TRUSTEE FOR AMERICAN HOME MORTGAGE ASSETS TRUST 2006-4, MORTGAGE-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-4 will apply to the Court for the relief demanded in the Complaint. The first date of publication is 5/1/15.

NOTICE TO DEFENDANTS: 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" must be given to the court clerk or administrator within thirty days 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 ANY 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 object of the said action and the relief sought to be obtained therein is fully set forth in said complaint, and is briefly stated as follows:

Foreclosure of a Deed of Trust/Mortgage
Grantors: Lorne A Brown
Property address: 6587 Cottonwood Street NE, Salem, OR 97301
Publication: Keizer Times

DATED this 13 day of April, 2015.

Brandon Smith, OSB #124584
Email: bsmith@robinsontait.com
Robinson Tait, P.S.
Attorneys for Plaintiff
Tel: (206) 676-9640
Fax: (206) 676-9659

5/1, 5/8, 5/15, 5/22

PUBLISHED SUMMONS

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

Case No. 15JU01562
PUBLISHED SUMMONS
In the Matter of
BRAYDEN RILEE SANDERS
A Child.

TO: Ashley Lee Perry, aka Ashley Lee Sanders
IN THE NAME OF THE STATE OF OREGON:

A Petition has been filed asking the court to terminate your parental rights to the above-named child for the purpose of placing the child for adoption. YOU ARE REQUIRED TO PERSONALLY APPEAR BEFORE the Marion County Juvenile Court at 3030 Center St NE Salem, OR 97301, on the 15th day of June, 2015 at 9:00 a.m. to admit or deny the allegations of the petition and to personally appear at any subsequent court-ordered hearing. YOU MUST APPEAR PERSONALLY IN THE COURTROOM ON THE DATE AND AT THE TIME LISTED ABOVE. AN ATTORNEY MAY NOT ATTEND THE HEARING IN YOUR PLACE. THEREFORE, YOU MUST APPEAR EVEN IF YOUR ATTORNEY ALSO APPEARS.

This summons is published pursuant to order of the circuit court judge of the above-entitled court, dated April 17, 2015. The orders direct that this summons be published once each week for three consecutive weeks, making three publications in all, in a published newspaper of general circulation in Marion County, Oregon.

Date of first publication: May 1, 2015
Date of last publication: May 15, 2015

NOTICE READ THESE PAPERS CAREFULLY

IF YOU DO NOT APPEAR PERSONALLY BEFORE THE COURT OR DO NOT APPEAR AT ANY SUBSEQUENT COURT-ORDERED HEARING, the court may proceed in your absence without further notice and TERMINATE YOUR PARENTAL RIGHTS to the above-named child either ON THE DATE SPECIFIED IN THIS SUMMONS OR ON A FUTURE DATE, and may make such orders and take such action as authorized by law.

RIGHTS AND OBLIGATIONS

(1) YOU HAVE A RIGHT TO BE REPRESENTED BY AN ATTORNEY IN THIS MATTER. If you are currently represented by an attorney, CONTACT YOUR ATTORNEY IMMEDIATELY UPON RECEIVING THIS NOTICE. Your previous attorney may not be representing you in this matter.

IF YOU CANNOT AFFORD TO HIRE AN ATTORNEY, and you meet the state's financial guidelines, you are entitled to have an attorney appointed for you at state expense. TO REQUEST APPOINTMENT OF AN ATTORNEY TO REPRESENT YOU AT STATE EXPENSE, YOU MUST IMMEDIATELY CONTACT the Marion County Juvenile Department, 3030 Center St NE Salem, OR 97301, phone number 503-588-5291, between the hours of 8:00 a.m. and 5:00 p.m. for further information.

IF YOU WISH TO HIRE AN ATTORNEY, please retain one as soon as possible and have the attorney present at the above hearing. If you need help 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 REPRESENTED BY AN ATTORNEY, IT IS YOUR RESPONSIBILITY TO MAINTAIN CONTACT WITH YOUR ATTORNEY AND TO KEEP YOUR ATTORNEY ADVISED OF YOUR WHEREABOUTS.

(2) If you contest the petition, the court will schedule a hearing on the allegations of the petition and order you to appear personally and may schedule other hearings related to the petition and order you to appear personally. IF YOU ARE ORDERED TO APPEAR, YOU MUST APPEAR PERSONALLY IN THE COURTROOM, UNLESS THE COURT HAS GRANTED YOU AN EXCEPTION IN ADVANCE UNDER ORS 419B.918 TO APPEAR BY OTHER MEANS INCLUDING, BUT NOT LIMITED TO, TELEPHONIC OR OTHER ELECTRONIC MEANS. AN ATTORNEY MAY NOT ATTEND THE HEARING(S) IN YOUR PLACE.

PETITIONER'S ATTORNEY
Sarah S. Morris
Sr. Assistant Attorney General
Department of Justice
1162 Court Street NE
Salem, OR 97301-4096
Phone: (503) 934-4400

ISSUED this 23rd day of April, 2015.

Issued by:
Sarah S. Morris #964319
Sr. Assistant
Attorney General

5/1, 5/8, 5/15

TRUSTEE'S NOTICE OF SALE

TRUSTEE'S NOTICE OF SALE

REFERENCE is made to that certain trust deed made by that that **GEORGE F. JACOBSON and MELISSA K. JACOBSON as tenants by the entirety**, being the Grantor, and **AmeriTitle, and MARION and POLK SCHOOLS CREDIT UNION**, being the beneficiary under that certain trust deed dated the **27th day of November 2007** and recorded on the **4th day of December 2007**, in **Reel 2895, at Page 319** in the Microfilm Records of **Marion County, Oregon**, covering the following described real property situated in the above-mentioned county and state, to-wit:

Lot 5, Block 1, BROOKSIDE ADDITION TO SALEM, Marion County, Oregon (Plat Volume 4, Page 19).

The undersigned hereby certifies that no 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 86.735(4).

There is a default by the grantor or other person owing an obligation, the performance of which is secured by the trust deed, or

by the 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 grantor's failure to pay when due the following sums:

Monthly payments in the amount of **\$624.00 from March 28, 2014**, to present; In addition, Marion County Property Taxes for the year 2011-2012, 2012-2013, 2013-2014 and 2014-2015 in an estimated amount of **\$8,561.43**; together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns; plus real property taxes (if any), together with any penalties, delinquent interest and late charges thereon

By reason of the default, 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:

\$64,151.65 plus interest at a rate of **4.00%** percent per annum from **December 17, 2014**, to present; together with late fees, property taxes, title expense, costs, trustee's fees and attorneys' fees incurred herein by reason of said default; and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein

WHEREFORE, notice hereby is given that the undersigned trustee will at the hour of **10:00 o'clock A.M.**, in accord with the standard of time established by ORS 187.110, on **July 7, 2015**, at the following place: On the steps of the **Front Entrance of the Marion County Courthouse, 100 High St NE, Salem, Marion County, Oregon**, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had, or had the power to convey, at the time of the execution by grantor of the trust deed, together with any interest the grantor or grantor's successor in interest acquired after the execution of the trust deed, to satisfy the obligations secured by the trust deed and the expenses of the sale, including the compensations of the trustee as provided by law, and the reasonable fees of trustee's attorneys.

Notice is further given that any person named in ORS 86.753 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 the 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 ORS 86.753.

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.

DATED this the 17th day of February, 2015.

Alan G. Hanson,
Successor Trustee

5/1, 5/8, 5/15, 5/22

TRUSTEE'S NOTICE OF SALE

TRUSTEE'S NOTICE OF SALE

REFERENCE is made to that certain trust deed made by **SCOTT O. BOTTA**, being the Grantor, and **FIRST AMERICAN TITLE COMPANY OF OREGON**, as Trustee, **Alan G. Hanson**, as successor Trustee, and **MARION and POLK SCHOOLS CREDIT UNION**, being the beneficiary under that certain trust deed dated the **15th day of November 2007** and recorded on the **27th day of November 2007**, at **Reel 2893, at Page 87** in the Microfilm Records of **Marion County, Oregon**, covering the following described real

property situated in the above-mentioned county and state, to-wit:

Lot 2, HAYESVILLE ESTATES NO. 4, IN THE CITY OF SALEM, MARION COUNTY, STATE OF OREGON.

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 foreclosure is made is grantor's failure to pay when due the following sums:

Monthly payments in the amount of **\$1,754.94 from September 1, 2014**, to present; together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns; plus real property taxes (if any), together with any penalties, delinquent interest and late charges thereon.

By reason of the default, 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:

\$208,129.07 plus interest at a rate of **6.005** percent per annum from **August 1, 2014**, to present; together with late fees, property taxes, title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

WHEREFORE, notice hereby is given that the undersigned trustee will at the hour of **10:00 o'clock A.M.**, in accord with the standard of time established by ORS 187.110, on **July 28, 2015**, at the following place: On the steps of the **Front Entrance of the Marion County Courthouse, 100 High St NE, Salem, Marion County, Oregon**, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had, or had the power to convey, at the time of the execution by grantor of the trust deed, together with any interest the grantor or grantor's successor in interest acquired after the execution of the trust deed, to satisfy the obligations secured by the trust deed and the expenses of the sale, including the compensations of the trustee as provided by law, and the reasonable fees of trustee's attorneys.

Notice is further given that any person named in ORS 86.753 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 the 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 ORS 86.753.

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.

DATED this the 20th day of March 2015.

Alan G. Hanson; Successor Trustee

5/1, 5/8, 5/15, 5/22

NOTICE OF PUBLIC HEARING

NOTICE OF PUBLIC HEARING AMENDMENT TO KEIZER DEVELOPMENT CODE TEXT AMENDMENT CASE NO. 2015-06

PURPOSE OF HEARING: The Planning Commission will hold a public hearing to consider proposed revisions to the Keizer Development Code that will eliminate Section 2.316 (Infill

Development Standards) and include relevant sections in Section 2.102 (Residential Single Family); 2.103 (Limited Density Residential); 2.104 (Medium Density Residential); Section 2.107 (Mixed Use); 2.118 (Urban Transition); 2.302 (Street Standards); 2.314 (Standards for Single Family Dwellings). In addition, Section 2.403 (Shared Housing Facilities) is proposed to be revised to allow a shared housing facility to be located in the front yard of the primary dwelling.

LAND USE DECISION

CRITERIA: The criteria upon which the decision on this matter will be based can be found in Section 3.111 (Text Amendments) of the Keizer Development Code.

DATE AND TIME OF HEARING: Wednesday, May 13, 2015: 6:00 PM.

LOCATION OF HEARING: Keizer City Council Chambers, Keizer City Hall, 930 Chemawa Road NE, Keizer.

HOW TO PARTICIPATE:

Anyone desiring to speak for or against the proposal may do so in person, or by representative, at the public hearing or may submit written comments with the Keizer Community Development Department prior to the public hearing. Written comments may be filed with the Keizer Planning Department, Keizer City Hall, 930 Chemawa Road NE, Keizer. The file with the staff recommendation relating to the above land use case may be reviewed or copies may be obtained at City Hall for a reasonable cost. After the close of the hearing the Planning Commission will forward their recommendation to the City Council for their consideration. Interested persons should become involved in the decision making process. Failure to raise an issue, either in person or in writing, or failure to provide sufficient specificity to afford the decision making body an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals based on that issue.

Copies of the Keizer Development Code are available for viewing at the City of Keizer, Community Development Office or it can be reviewed on-line at <http://www2.keizer.org/commddev/Publications/code-web.pdf> - Phone # (503) 856-3441 or (503) 856-3442.

UPON REQUEST, AUXILIARY AIDS AND/OR SPECIAL SERVICES WILL BE PROVIDED TO PARTICIPANTS WITH DISABILITIES. TO REQUEST SERVICES, PLEASE CONTACT CITY HALL AT (503)390-3700, OR TDD ACCESS AT 1-800-735-2900, AT LEAST TWO WORKING DAYS (48 HOURS) IN ADVANCE OF THE HEARING.

5/1

NOTICE TO INTERESTED PERSONS

NOTICE TO INTERESTED PERSONS

In the Circuit Court of the State of Oregon for the County of Marion No. 15PB01331 Estate of: EDITH L. JONES,) Aka EDITH DORIS JONES) Deceased)

Notice is hereby given that the person named below has been appointed personal representative of the estate. All persons having claims against the estate are required to present them to the personal representative at: P.O. Box 218, Pendleton, OR 97801 within four months after the date of first publication of this notice, or the claims may be barred.

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

Dated and first published April 17, 2015

Dan M. Jones
Pers. Rep.
704 E. Brierwood Ln
Spokane, WA 99218

Timothy P. O'Rourke
Corey Byler & Rew, LLP
222 SE Dorion Ave
Pendleton, OR 97801
541-276-3331

4/17, 4/24, 5/1