

public notices

NOTICE OF SHERIFF'S SALE

On 3rd day of June, 2015, at 10:00AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 7128 Bethel Road SE, Salem, in the case of CENTRAL MORTGAGE COMPANY, its successors in interest and/or assigns, Plaintiff, vs. NAI KOUAN SAECHAO, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR MORTGAGEIT, INC., UNKNOWN HEIRS OF PAULINE BARRY, JUDY SKJERSAA AKA JUDY BARRY, DENNIS BARRY, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

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 that that **GEORGE F. JACOBSON and MELISSA K. JACOBSON as tenants by the entirety**, being the Grantor, and **AmeriTitle**, being the Trustee, 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 OR 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 SHERIFF'S SALE

On 8th day of June, 2015, at 10:00AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4974 Periwinkle Dr SE, Salem, in the case of BANK OF AMERICA, N.A., Plaintiff, vs. RAQUEL AMAYA, an individual, HUGO HERRERA, an individual, THE OPAL ESTATES MAINTENANCE ASSOCIATION, an Oregon corporation, CASCADE COLLECTIONS, INC., an Oregon corporation, ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATES, LIEN, OR INTEREST IN THE REAL PROPERTY DESCRIBED IN THE COMPLAINT HEREIN, ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD ON PLAINTIFF'S TITLE TO THE PROPERTY, COLLECTIVELY DESIGNATED AS DOES 1 THROUGH 50, INCLUSIVE, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

5/8, 5/15, 5/22, 5/29

NOTICE OF SHERIFF'S SALE

On 8th day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co Courthouse, in Salem, OR, I will sell the following real property: 3571 Palimino Ave, Woodburn, in the case of FIRST HORIZON HOME LOANS A DIVISION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION, its successors in interest and/or assigns, Plaintiff, vs. ELIAZER MEZA ORTIZ, LUIS GERMAN MACIEL RODRIGUEZ, MARGARITA GARCIA GUTIERREZ, PARADISE POINT HOMEOWNERS ASSOCIATION, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

5/8, 5/15, 5/22, 5/29

NOTICE OF SHERIFF'S SALE

On 8th day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 6083 Plum Tree Ct NE, Keizer, in the case

of FEDERAL NATIONAL MORTGAGE ASSOCIATION, its successors in interest and/or assigns, Plaintiff, vs. RAFAEL A. VENTURA, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

5/8, 5/15, 5/22, 5/29

NOTICE OF SHERIFF'S SALE

On 8th day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1282 N 3rd Ave, Stayton, in the case of GREEN TREE SERVICING LLC, Plaintiff, vs. HEIDI GILBERTSON aka HEIDI MICHELLE UNDERWOOD aka HEIDI MICHELLE GILBERTSON, OCCUPANTS OF THE PROPERTY, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

5/8, 5/15, 5/22, 5/29

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

NOTICE OF SHERIFF'S SALE

On 4th day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 110 Melgard Court, Detroit, in the case of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. KHACHATOR SPARTALIAN, MARI SPARTALIAN, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

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

NOTICE OF SHERIFF'S SALE

On 2nd day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 825 N. 3rd Street, Jefferson, in the case of FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), Plaintiff, vs. JERRY E. HALEY, NIKKI L. WEAVER, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

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

NOTICE OF SHERIFF'S SALE

On 3rd day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 3290 Willamette Dr. N, Keizer, in the case of ONEWEST BANK, FSB, its successors in interest and/or assigns, Plaintiff, vs. MELBA JEAN PRICE, UNITED STATES OF AMERICA, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

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

NOTICE TO INTERESTED PERSONS

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

Case No. 15PB01151
NOTICE TO INTERESTED PERSONS
In the Matter of the Estate of ROLAND G. APPERSON, Deceased.

NOTICE IS HEREBY GIVEN that Jim A. Apperson has been appointed personal representative. All persons having claims against the estate are required to present them, with vouchers attached, to the personal representative, c/o Churchill Leonard Lawyers, PO Box 804, Salem, OR 97308, 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 for the personal representative, Melinda Leaver Roy.

Dated and first published on May 8th, 2015.

Melinda Leaver Roy,
OSB#942069
Of Attorneys for
Personal Representative

PERSONAL REPRESENTATIVE

Jim A. Apperson
15420 South 38th Street
Phoenix, AZ 85044
Telephone: (602) 695-6113

LAWYER FOR PERSONAL REPRESENTATIVE

Melinda Leaver Roy, #942069
Churchill Leonard Lawyers
PO Box 804;
Salem, OR 97308
Telephone: (503) 585-2255
Facsimile: (503) 364-8033
E-mail: mroy@churchill-law.com

5/8, 5/15, 5/22

NOTICE OF SHERIFF'S SALE

On 4th day of June, 2015, at 10:00 AM, at the main entrance of the Marion Co.

Courthouse, in Salem, OR, I will sell the following real property: 4729 Clark Avenue NE, Keizer, in the case of U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST, Plaintiff, vs. DONALD EUGENE DAVIS, JESSIE LOUISE DAVIS, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., CALUSA INVESTMENTS, LLC, OTHER PERSONS OR PARTIES, including OCCUPANTS, UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN, Defendant(s). For more information go to www.oregonsheriffs.com/sales.htm

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

NOTICE

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

Case No. 15PB01577
LIMITED JUDGMENT ADMITTING WILL TO PROBATE AND APPOINTING PERSONAL REPRESENTATIVE WITH FULL POWERS

In the Matter of the Estate of Charles R. Dillard, Deceased.

Date of death: September 4, 2010

The court accepts the petition of Julie Walker for the probate of the will of the above-named decedent. There is no just reason for delay in entering judgment. IT IS THEREFORE ORDERED:

(a) The Will dated August 2, 2010, is hereby admitted to probate;

(b) Julie Walker is appointed personal representative of the estate with full powers; and

(c) The personal representative is not required to file a bond, and Letters Testamentary shall be issued forthwith to the personal representative in the manner provided by law. DATED: April 20, 2015.

Elaine Martin,
Probate Commissioner

PETITIONER
Julie Walker
2030 SW Nancy Dr.
Gresham, OR 97080
Telephone: (503) 928-0121Ê

ATTORNEY FOR PETITIONER
JAMES D. MCVITTIE
OSB #880819
LEGACY PRESERVATION LAW
1841 NW 23RD AVENUE
PORTLAND, OR 97210
TELEPHONE: 503-224-6611
FAX: 503-224-8811
EMAIL:
JIM@MCVITTIE-LAW.COM

5/8, 5/15, 5/22

NOTICE TO INTERESTED PERSONS

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

Case No. 15PB01524
NOTICE TO INTERESTED PERSONS
In the Matter of the Estate of CAROLINE M. STEVENSON, Deceased.

NOTICE IS HEREBY GIVEN that the undersigned has been appointed personal representative. All persons having claims against the estate are required to present them, with vouchers attached, to the personal representative at the office of Jossi Davidson, Attorney at Law, 104 South Water Street, PO Box 565, Silverton, Oregon 97381, within four (4) 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 for the personal representative. Dated and first published: May 8, 2015.

Carol Ann Finck
Personal Representative

Jossi Davidson
Attorney for the Personal Representative
104 South Water Street
PO Box 565
Silverton, Oregon 97381

5/8, 5/15, 5/22