

# public notices

## NOTICE TO INTERESTED PERSONS

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

No. 15PB05947  
NOTICE TO INTERESTED PERSONS  
In the Matter of the Estate of RICHARD ARDEN MURRAY, SR. Deceased.

Notice is hereby given that the undersigned has been appointed and has qualified as the personal representative of said estate. All persons having claims against said estate are hereby required to present the same, with proper vouchers, within four months after the date of first publication of this notice, as stated below, to the personal representative at: GARRETT HEMANN ROBERTSON P.C., 1011 Commercial Street N.E., Salem, Oregon, 97301, 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 this court, the personal representative, or the attorney for the personal representative.

DATED and first published this 8th day of January, 2016.  
Patrick Murray  
Personal Representative

Theresa M. Wade  
OSB No. 993880  
GARRETT HEMANN ROBERTSON P.C.  
1011 Commercial Street N.E.  
Salem, OR 97301

1/8, 1/15, 1/22

## TRUSTEE'S NOTICE OF SALE

### TRUSTEE'S NOTICE OF SALE

Lewis E. Wright and Kimberly L. Wright are the Grantors, Josselson & Potter, is the Trustee, located at 9400 SW Beaverton-Hillsdale Highway, Suite 131-A, Beaverton, Oregon 97005, to Gregory Funding LLC, an Oregon limited liability company, located at 9400 Beaverton-Hillsdale Highway, Suite 145, Beaverton, Oregon 97005, Beneficiary, Deed of Trust dated September 28, 2007, recorded on October 1, 2007, as Reel: 2873 Page: 180, of the mortgage records of Marion County, Oregon, covering the real property described as follows:

Beginning at an iron pipe in the West line of Lot 2, Block 1 PIONEER GARDENS, Marion County, Oregon, North 240.00 feet from the Southwest corner of said Lot; thence North 89.09' East, parallel with the South line of said Lot, 132.00 feet to the East line of said Lot; thence North along said East line, 69.01 feet to the Northeast corner of said Lot; thence South 88°43' West along the North line of said Lot, 132.00 feet to the Northwest corner of said Lot; thence South along the West line of said Lot 68.00 feet to the place of beginning.

Also known as: 3109 Rosemary Lane S.E., Salem, Oregon 97302.

Appointment of Successor Trustee, in which the Beneficiary named as Trustee, Josselson & Potter, was recorded in an Appointment of Successor Trustee on October 7, 2015, as Reel: 3749 Page 38, in the Official Records, Marion County, Oregon.

The undersigned, Irving Potter, certifies that there are no assignments of the trust deed by the Trustee or the Beneficiary that are not of record. No action has been instituted to recover any part of the debt secured by the trust deed, except as allowed by ORS 86.752(7).

The beneficiary or the beneficiary's successor in interest has declared all obligations secured by said trust deed immediately due and payable, said sums being the following: The default for which the foreclosure is made is grantor's failure to pay when due the following sums: \$6,287.63 principal payments and \$16,023.01 interest payments; \$4,005.91 accrued and unpaid late charges; and \$3,783.00 unpaid charges as of September 30, 2015. By reason of the default just described, 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: \$150,250.94 principal balance, with interest thereon at the rate of 5.625% per year from October 1, 2013 until paid; \$16,023.01 interest

payments (October 1, 2013 to October 1, 2015); \$4,005.91 accrued and unpaid late charges; \$5,006.42 escrow advances; and \$3,783.00 unpaid charges, together with title expense, costs, trustee's fees and reasonable attorney's fees incurred herein by reason of said default; and any further sums advanced by the beneficiary or the beneficiary's successor in interest for protection of the above-described real property and its interest in it.

Notice is given that the Beneficiary and Trustee have elected to foreclose the trust deed by advertisement and sale of Grantor's interest, at public auction to the highest bidder for cash or cash equivalent, under ORS 86.705-86.815, to satisfy the secured debt, together with expenses of sale and compensation of the trustee and reasonable attorney fees, as provided by law.

The sale will be held in the interior foyer of the main entrance of the Marion County Courthouse, located at 100 High Street NE, Salem, Oregon 97301, at 11:00 a.m., on Tuesday, April 12, 2016.

Except as shown of record, neither the Beneficiary nor the Trustee has any actual notice of a person claiming or having a junior interest to the interest of the Trustee, or of the Grantors or successor, or of any lessee or other person in possession.

Notice is further given that any person named in ORS 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 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 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 representation 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 residential property at a trustee's sale.

Josselson & Potter has authorized its employee, S Katherine Joseph, to execute this document on behalf of the law firm.

DATED: October 30, 2015

JOSSELSON & POTTER  
S. Katherine Joseph  
OSB# 052963

For further information contact:  
Josselson & Potter  
9400 SW Beaverton-Hillsdale Highway  
Suite 131-A  
Beaverton, OR 97005  
(503) 228-1455 phone  
(503) 228-0171 fax

1/15, 1/22, 1/29, 2/6

## PUBLISHED SUMMONS

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

Case No. 15JU04022  
PUBLISHED SUMMONS  
In the Matter  
ANAHI SOLEDAD GUTIERREZ-TRUJILLO, A Child.

TO: Alfredo Diaz Rochas, aka Alfredo Diaz Gutierrez, aka Alfredo Diaz Doachaz, aka Alfredo Diaz Roacha, aka Alfredo Diaz Rocha

IN THE NAME OF THE STATE OF OREGON:

A petition has been filed asking the court to enter a judgment establishing the paternity of the above-named child. YOU ARE DIRECTED TO FILE A WRITTEN ANSWER to the petition NO LATER THAN 30 DAYS AFTER THE DATE OF FIRST PUBLICATION OF THIS SUMMONS, specified herein, consenting to or objecting

to the establishment of the child's paternity and informing the court of your current residence address, mailing address and telephone number. YOUR ANSWER SHOULD BE MAILED TO Marion County Courthouse, 100 High Street NE, Salem, Oregon 97309-0869 and DHS' attorney, AAG Amy S. Hall, 1162 Court Street NE, Salem, OR 97301-4096.

This summons is published pursuant to the orders of the circuit court judge of the above-entitled court, dated December 28, 2015. The order directs that this summons be published once each week for four consecutive weeks, making four publications in all, in a published newspaper of general circulation in Marion County.

Date of first publication: January 8, 2015

Date of last publication: January 29, 2015

### NOTICE READ THESE PAPERS CAREFULLY

IF YOU DO NOT FILE A WRITTEN ANSWER AS DIRECTED ABOVE, the court may proceed in your absence without further notice and issue a judgment establishing the paternity of the above-named child either ON THE DATE AN ANSWER IS REQUIRED BY 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 Juvenile Department at 3030 Center Street 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. 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**  
Amy S. Hall #114099  
Assistant Attorney General  
Department of Justice  
1162 Court Street NE  
Salem, OR 97301-4096  
Phone: (503) 934-4400

ISSUED this 29th day of December, 2015.

Issued by:  
Amy S. Hall #114099  
Assistant Attorney General  
1/8, 1/15, 1/22, 1/29

## NOTICE TO INTERESTED PERSONS

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

Case No. 15PB06201  
**NOTICE TO INTERESTED PERSONS**  
In the Matter of the Estate of BONNIE GAYE KNAPP,

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: January 8, 2016.

**Jennifer C. Bergerson**  
Personal Representative

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

1/8, 1/15, 1/22

## NOTICE OF SHERIFF'S SALE

On 8th day of February, 2016, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 311 Cornerstone Ct NE, Salem, in the case of MIDFIRST BANK, Plaintiff, vs. JAMES HAINES, OCCUPANTS OF THE PROPERTY, Defendant(s). For more information go to <http://oregonsheriffssales.org>

1/8, 1/15, 1/22, 1/29

## NOTICE TO INTERESTED PERSONS

### NOTICE TO INTERESTED PERSONS

In the Circuit Court of the State of Oregon for the County of Marion Case No. 15PB06325  
**In the Matter of the Estate of Fred Leonard Hargand, Deceased.**

Notice is hereby given that Fred Leonard Hargand died November 1, 2015, and that by order of the above entitled Court, the undersigned has been appointed Personal Representative.

All persons having claims against the Estate are required to present them to the Personal Representative at 693 Chemeketa Street NE, Post Office Box 2247, Salem, Oregon 97308-2247, within four months after the date of first publication of this notice or said claims may be barred.

All persons whose rights may be affected by this proceeding are advised that additional information

may be obtained from the records of the Court, the Personal Representative, or the attorneys for the Personal Representative.

Daniel P. Sullivan  
Personal Representative

Sherman, Sherman, Johnnie & Hoyt, LLP  
Attorneys for Personal Representative  
693 Chemeketa Street  
Post Office Box 2247  
Salem, Oregon 97308-2247

Date of first publication: January 15, 2016

Second and third publication: January 22, 2016 and January 29, 2016

1/15, 1/22, 1/29

## NOTICE TO INTERESTED PERSONS

### NOTICE TO INTERESTED PERSONS

Stacey Sue Hamilton and Steven Scott Heney have been appointed Co-Personal Representatives of the ESTATE OF PEARL SENEY SMITH, deceased, by the Circuit Court of the State of Oregon for Marion County under Probate No. 15PB06066. All persons having claims against the estate are required to present them to said Co-Personal Representatives 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 January 15, 2016.

Stacey Sue Hamilton  
Steven Scott Seney  
Co-Personal

Representatives

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

1/15, 1/22, 1/29

## NOTICE TO INTERESTED PERSONS

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

In the Matter of the Estate of Nicolasa Mohs, Deceased.  
No. 15PB05907 - Probate  
NOTICE TO INTERESTED PERSONS

NOTICE IS HEREBY GIVEN that the undersigned has been appointed Personal Representative of the estate of the above named decedent. All persons having claims against the estate are required to present such claims within four months after the date of first publication of this notice, to Heltzel Williams PC, PO Box 1048, Salem, OR 97308, or the claims may be barred.

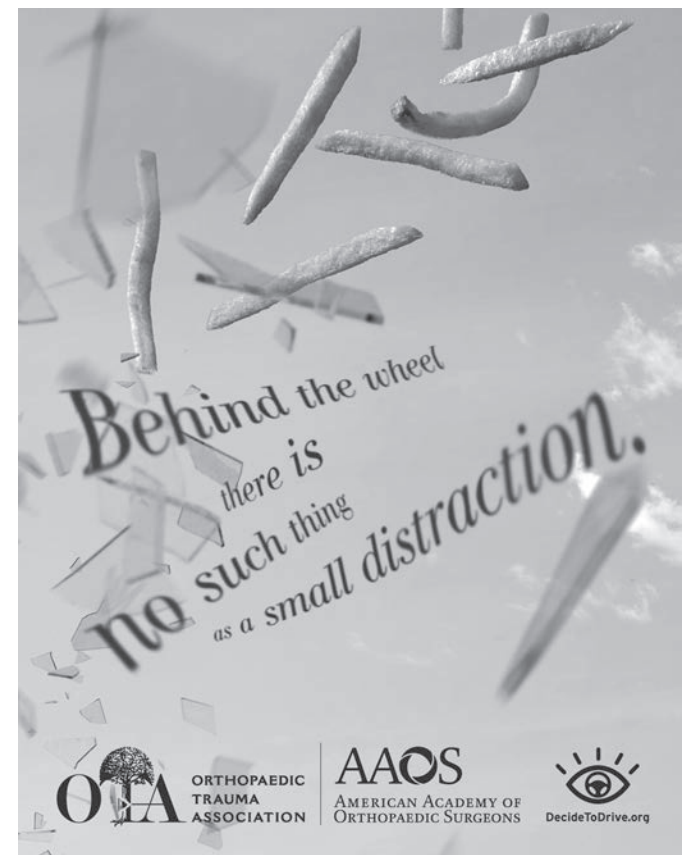
All persons whose rights may be affected by the proceeding may obtain additional information from the records of the court, the Personal Representative, or the attorneys for the Personal Representative.

Dated and first published January 8, 2016.

**Kurt A. Mohs**  
Personal Representative

David M. Roth, OSB #924418  
Heltzel Williams PC  
P. O. Box 1048  
Salem, Oregon 97308-1048  
Attorneys for Personal Representative

1/8, 1/15, 1/22



## NOTICE

### NOTICE

#### KEIZER URBAN RENEWAL AGENCY - ANNUAL FINANCIAL REPORT FOR 2015

In accordance with ORS 457.460, notice is given that the annual financial statement of the City of Keizer's Urban Renewal Agency has been filed with the Board of the Keizer Urban Renewal Agency, and is provided below. The Report details may be reviewed during regular business hours, 8:00 a.m. to 5:00 p.m. Monday through Friday. Questions regarding this report may be directed to Tim Wood, Interim Finance Director at 503.390.3700.

- The amount of money received during the preceding (2014-15) fiscal year
  - River Road Urban Renewal Area
  - A. TAX INCREMENT FUND
    - Net Working Capital \$ 180,466
    - Tax Increment Revenue 1,175,799
    - Interest 401
  - B. PROJECT FUND
    - Loan Proceeds \$ 71,481
  - C. PROGRAM FUND
    - Net Working Capital \$ 51,837
- The purpose and amount of money expended during the preceding (2014-15) fiscal year
  - A. TAX INCREMENT FUND
    - Debt Service \$ 1,356,666
  - B. PROJECT FUND
    - Materials & Services \$ 71,481
  - C. PROGRAM FUND
    - Materials & Services \$ 51,837
- The amount of money estimated to be received during the current (2015-16) fiscal year
  - The Keizer Urban Renewal Agency closed in June 2015 as such the agency will not receive funds during the 2015-16 fiscal year.
- A budget setting forth the purposes and estimated amounts for which moneys received will be expended during the current (2015-16) fiscal year.
  - The Keizer Urban Renewal Agency closed in June 2015 as such the agency will not expend funds during the 2015-16 fiscal year.
- An analysis of the impacts of carrying out the urban renewal plan on the tax collections for the preceding (2014-15) year for all taxing bodies included under ORS 457.430.
  - Under Ballot Measure 50, urban renewal results in taxes forgone by other taxing bodies. The following schedule shows the estimated taxes forgone by each taxing district.

Increment Value Used \$ 95,858,739

	Estimated Taxes Forgone Since Ballot Measure 50
Marion County	\$ 289,992
Salem Area Transit	72,939
Regional Library	7,841
Keizer RFPD	129,659
Keizer RFPD Bonds	9,998
Salem 24J	433,377
Salem 24J Bonds	51,016
Chemeketa Comm College	59,998
Chemeketa Comm College Bonds	-
City of Keizer	199,750
Marion County Water & Soil	4,793
Willamette Regional ESD	28,441
<b>Total</b>	<b>\$ 1,287,804</b>

1/22, 1/29