

TRUSTEE'S NOTICE OF SALE

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Reference is made to that certain trust deed made by RICHARD OSBURN AND YAFEI OSBURN, HUSBAND AND WIFE, as grantor, to FIDELITY NATIONAL TITLE INS CO as trustee, in favor of WELLS FARGO BANK, N.A. as beneficiary, dated December 5, 2007, recorded December 14, 2007, in the mortgage records of Marion County, Oregon, as Document No. REEL: 2899 PAGE: 343, covering the following described real property situated in said county and state, to wit:

THE EASTERLY 60 FEET OF LOT 7 AND THE WESTERLY 30 FEET OF LOT 6, BLOCK 1, WESTERN CREST HEIGHTS, COUNTY OF MARION AND STATE OF OREGON PROPERTY ADDRESS: 1818 Iler Street S., Salem, OR 97302

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 in the total amount of \$41,788.94 beginning September 1, 2013 through March 25, 2016; plus accrued late charges in the amount of \$56.01; 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: \$163,751.60 with interest thereon at the rate of 6.37500 percent per annum beginning August 1, 2013; plus escrow advances of \$7,557.73; plus accumulated late charges in the amount of \$56.01; 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 August 8, 2016, 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.
710 Second Ave, Suite 710
Seattle, WA 98104

THIS COMMUNICATION IS FROM A DEBT COLLECTOR AND IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU HAVE RECEIVED A DISCHARGE OF THE DEBT REFERENCED HEREIN IN A BANKRUPTCY PROCEEDING, THIS LETTER IS NOT AN ATTEMPT TO IMPOSE PERSONAL LIABILITY UPON YOU FOR PAYMENT OF THAT DEBT. IN THE EVENT YOU HAVE RECEIVED A BANKRUPTCY DISCHARGE, ANY ACTION TO ENFORCE THE DEBT WILL BE TAKEN AGAINST THE PROPERTY ONLY.

5/20, 5/27, 6/3, 6/10

TRUSTEE'S NOTICE OF SALE

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Reference is made to that certain trust deed made by DELORA M BUNCE, A SINGLE PERSON AND TRACY M BUNCE, A SINGLE PERSON as grantor, to FIDELITY NATIONAL TITLE INS CO as trustee, in favor of WELLS FARGO BANK, N.A. as beneficiary, dated June 2, 2009, recorded June 3, 2009, in the mortgage records of Marion County, Oregon, as Document No. 249539, Reel: 3069 Page: 117, covering the following described real property situated in said county and state, to wit:

LOT 4, BLOCK 3, SKYLINE CREST SUBDIVISION, MARION COUNTY, OREGON. PROPERTY ADDRESS: 1572 Skyline Way S, 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 in the total amount of \$16,183.31 beginning March 1, 2015 through April 20, 2016; plus accrued late charges in the amount of \$183.08; 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: \$144,488.51 with interest thereon at the rate of 5.00000 percent per annum beginning February 1, 2015; plus advances of \$2,990.19; plus accumulated late charges in the amount of \$183.08; 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 September 12, 2016, 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.

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Seattle, WA 98104

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5/20, 5/27, 6/3, 6/10

NOTICE TO INTERESTED PERSONS

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

Case No. 16PB02219 NOTICE TO INTERESTED PERSONS In the Matter of the Estate of SUSAN RAE GREENE, Deceased.

NOTICE IS HEREBY GIVEN that Christopher Brian Greene has been appointed as Personal Representative. All persons having claims against the Estate are required to present them, with vouchers attached, to the Personal Representative, Christopher Brian Greene, c/o Michael J. Rose, of McGeiny & Belcher, Attorneys, P.C., P.O. Box 12806, Salem, Oregon, 97309, 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.

DATED this 18th day of May, 2016.

Date of first publication: May 27, 2016.

Michael J. Rose, OSB #144194, Attorney for Personal Representative

Personal Representative
Christopher Brian Greene
522 Wayne Drive N.
Keizer, OR 97303
(541) 390-0134

Attorney for Personal Representative
Michael J. Rose,
OSB #144 194
P.O. Box 12806
Salem, OR 97309
(503) 371-9636
fax: (503) 371-2879
e-mail:
mike@mcginty-belcher.com

5/27, 6/3, 6/10

NOTICE TO INTERESTED PERSONS

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

Case No. 16PB02734
NOTICE TO INTERESTED PERSONS
In the Matter of the Estate of: SUSAN LOUISE HAMEL, 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 undersigned personal representative, c/o Raphael Conant, Attorney at Law, PO Box 852, 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, Raphael Conant.

Dated and first published, June 3, 2016.

Catherine A. Jepsen, Personal Representative

6/3, 6/10, 6/17

NOTICE OF SHERIFF'S SALE

On 20th day of June, 2016, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1420 Umpqua Rd., Woodburn, in the case of SENIOR ESTATES GOLF AND COUNTRY CLUB, an Oregon non-profit corporation, Plaintiff, vs. ANNETTE J. BOWEN, an individual, JAMES C. BOWEN III, an individual, ANNE J. HOWE-MATHHIEU, aka ANNE J. MATTHIEU, an individual, WELLS FARGO BANK, N.A. a National Bank, DAVID HOWE, an individual, MIDLAND FUNDING LLC, a Delaware Corporation, VICKY LYNN BOWEN, an individual, PARTIES IN POSSESSION OR CLAIMING A RIGHT TO POSSESSION, Defendant(s). For more information go to <http://oregonsheriffssales.org>

5/20, 5/27, 6/3, 6/10

NOTICE TO INTERESTED PERSONS

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

Case No. 16PB03150
NOTICE TO INTERESTED PERSONS
In the Matter of the Estate of ARTHUR ROY KENNETT, Deceased.

NOTICE IS HEREBY GIVEN that ELIZABETH A. KENNETT has been appointed Personal Representative of the above-captioned estate. All persons having claims against the estate are required to present them to the Personal Representative at the address shown below within four months after the date of first publication of this Notice. All persons whose rights may be affected by the probate proceeding may

obtain additional information from the court records, the Personal Representative or the attorney for the Personal Representative.

DATED AND FIRST PUBLISHED this 3rd day of June, 2016.

Monica D. Pacheco, OSB#064600

PERSONAL REPRESENTATIVE:
Elizabeth A, Kennett
4710 Dovetail CT NE
Salem, OR 97305
(971) 240-7063

ATTORNEY:
Monica D. Pacheco
DOUGLAS, CONROYD, GIBB & PACHECO, P.C.
528 Cottage Street NE
PO Box 469
Salem, OR 97308
Telephone: (503) 364-7000
Facsimile: (503) 585-0699
monica@dcm-law.com

6/3, 6/10, 6/17

TRUSTEE'S NOTICE OF SALE

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by Lee M Hillerich and Zachariah T Hillerich as grantor, to First American Title Insurance Co. as trustee, in favor of Aames Funding Corporation DBA Aames Home Loan as beneficiary, dated March 7, 2005, recorded March 15, 2005, in the mortgage records of Marion County, Oregon, as Document No. REEL: 2450 PAGE: 362, and assigned to DEUTSCHE BANK NATIONAL TRUST COMPANY in its capacity as indenture trustee for the Noteholders of AAMES MORTGAGE INVESTMENT TRUST 2005-2, a Delaware statutory trust on December 21, 2015 in the records of Marion County, Oregon, as Document No. Book 3768 Page 481, covering the following described real property situated in said county and state, to wit:

PARCEL I:
BEGINNING AT THE NORTHEAST CORNER OF LOT 31, OF LABRANCH SUBDIVISION IN MARION COUNTY, OREGON; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT, 103.04 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE SOUTHERLY ALONG THE WEST LINE OF SAID LOT, 60.00 FEET; THENCE EASTERLY PARALLEL WITH THE NORTH LINE OF SAID LOT, 103.04 FEET TO THE EAST LINE OF SAID LOT, THENCE NORTHERLY ALONG THE EAST LINE OF SAID LOT, 60.00 FEET TO THE PLACE OF BEGINNING.

PARCEL II:
BEGINNING AT THE NORTHWEST CORNER OF LOT 30 OF LABRANCH SUBDIVISION IN MARION COUNTY, OREGON, AND RUNNING THENCE SOUTH ALONG THE WEST LINE OF SAID LOT A DISTANCE OF 60 FEET; THENCE EASTERLY PARALLEL WITH THE NORTH LINE OF SAID LOT, 18 FEET; THENCE NORTHERLY PARALLEL WITH THE WEST LINE OF SAID LOT, 60 FEET TO THE NORTH LINE OF SAID LOT; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT, 18 FEET TO THE PLACE OF BEGINNING.

PROPERTY ADDRESS: 240 37TH SE AVENUE, 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 in the total amount of \$10,250.72 beginning February 1, 2015; plus accrued late fees in the total amount of \$357.46; plus other fees and costs in the amount of \$675.51; 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: \$75,781.43 with interest thereon at the rate of 3.00000 percent per annum beginning January 1, 2015; plus escrow advances in the total amount of \$2,812.45; plus accrued late charges in the total amount of \$357.46; plus other fees and costs in the amount of \$1,289.31; 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 September 26, 2016, 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.

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6/3, 6/10, 6/17, 6/24