

# public notices

## SUCCESSOR TRUSTEE'S NOTICE

### SUCCESSOR TRUSTEE'S NOTICE OF SALE

Reference is made to that certain Trust Deed made by Ryan P. Robb and Danielle M. Robb, as Grantors, to AmeriTitle, an Oregon Corporation, as Trustee, in favor of Billy P. Jacobsen, Trustee of the Jacobsen Living Trust, as Beneficiary, dated May 26, 2015, and recorded on May 29, 2015 in Reel 3703, Page 0233, Deed Records of Marion County, Oregon, covering that real property popularly known as 3380 River Road S., Salem, Oregon 97306, and legally described as follows:

*All that certain parcel of land situated in the County of Marion and State of Oregon being known and designated as follows:*

*Beginning at an iron pipe which is 524.2 feet North and 130.0 feet North 81°05' West from the Southeast corner of Lot 5, of Homestead Acres, in the City of Salem, Marion County, State of Oregon, (Plat Volume 9, Page 147); thence North to the Southerly boundary of a County Road; thence following along the Southerly boundary of said County Road Westerly to an iron pipe, as per Record Survey, Book 8, page 61, Record of Town Plats for said County and State; thence South 0°09' West 59.06 feet to an iron pipe, as per Deed recorded in Marion County Deed Records, Book 347, Page 390; thence South*

*81°05' East 356.41 feet to the point of beginning (Plat Volume 9, page 147)*

Both the Beneficiary and the Successor Trustee have elected to sell the said real property to satisfy the obligations secured by said Trust Deed and a Notice of Default and Election to Sell has been recorded pursuant to ORS 86.752; the default for which the foreclosure is made is Grantors' failure to pay when due the following sums:

a) Interest-only monthly payments in the minimum amount of \$937.50 each beginning July 1, 2015, with the balance due and payable in full on or before June 1, 2017.

No payments have been made for the months of January through September, 2016, for an amount due for past due payments in the amount of \$ 8,437.50

c) Late payment fees (\$40.00 for each month payment not made or not made timely) in the amount of \$360.00

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:

- a) Principal amount owing \$150,000.00
- b) Past due interest-only payments (9 months) \$8,437.50
- c) Late payment fees (\$40 / 9 months) \$360.00
- d) Property taxes \$4,157.00
- e) Attorney's fees \$1,000.00
- f) Recording fees \$148.00
- g) Foreclosure Guarantee

\$575.00  
f) Publishing of Successor Trustee's Notice of Sale \$1,000.00

WHEREFORE, NOTICE IS HEREBY GIVEN, that the undersigned Successor Trustee will on January 23, 2017, at the hour of 10:00 o'clock a.m., in accord with the standard of time, as established by ORS 187.110, on the front steps on the West side of the Marion County Courthouse, 100 High Street, Salem, Marion, County, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described property which the Grantors had or had power to convey at the time of the execution by Grantors of the said Trust Deed, together with any interest which the Grantors or Grantors' 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 the reasonable charge by the Successor Trustee. 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 then due (other than such portion of the principal as would not then been 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 said sums or tendering the performance necessary to cure the default, by paying all costs and expenses actually incurred, and enforcing the obligation and Trust Deed, together with Successor Trustee's and attorney's fees not exceeding the amounts provided by said ORS 86.778.

Without limiting the Successor 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 Successor Trustee's sale.

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 such trust deed, and the words "Trustee" and "Beneficiary", include their respective successors in interest.

Dated this 23rd day of September, 2016.  
Michael J. Martinis,  
OSB #772688  
Successor Trustee  
STATE OF OREGON,

County of Marion) ss.

I, Michael J. Martinis, certify that I am the attorney or one of the attorneys for the Beneficiary and the Successor Trustee of the aforesaid Deed of Trust, and that the foregoing is a complete and exact copy of the original Successor Trustee's Notice of Sale.

Michael J. Martinis,  
OSB #772688  
STATE OF OREGON,  
County of Marion) ss.

9/23, 9/30, 10/7, 10/14

## NOTICE TO INTERESTED PERSONS

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

Case No. 16PB04893

NOTICE TO INTERESTED PERSONS In the Matter of the Estate of

VIRGINIA MAE HINSON,

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 at PO Box 3704, Salem, Oregon 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 lawyers for the personal representative, Curtis C. Caldwell.

Dated and first published on September 23, 2016.  
/s/ Curtis C. Caldwell  
Curtis C. Caldwell,  
OSB 113470  
Of Attorneys for Personal Representatives

PERSONAL REPRESENTATIVE:  
Marianne Bertolini  
60 Marlyn St  
Bridgeton NJ 08302

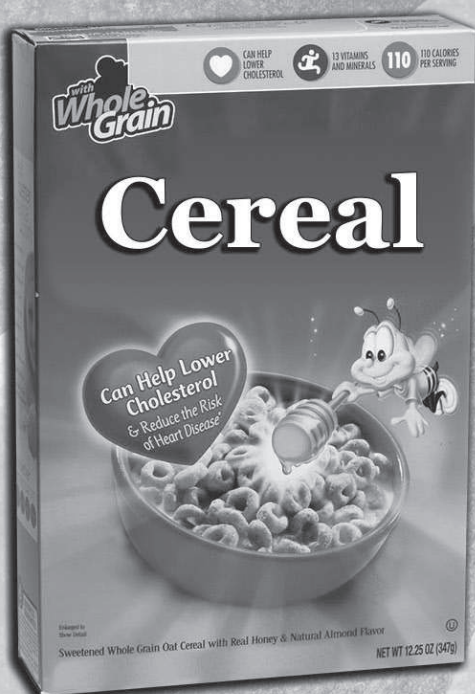
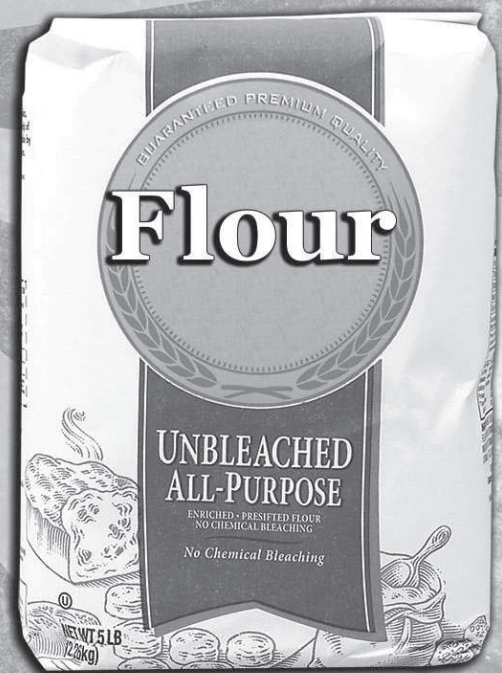
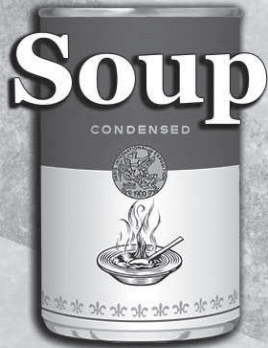
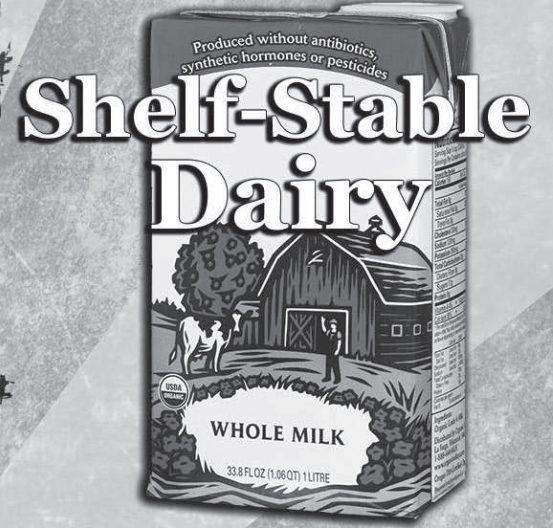
9/23, 9/30, 10/7

## NOTICE OF SHERIFF'S SALE

On 14th day of October, 2016, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1490 Chemeketa St NE, Salem, in the case of NATIONSTAR MORTGAGE LLC, Plaintiff, vs. TERRY LAWSON, DENISE LAWSON, UNKNOWN TRUSTEE OF THE WANDA MCMASTER REVOCABLE LIVING TRUST DATED JUNE 16, 1994, UNKNOWN BENEFICIARIES OF THE WANDA MCMASTER REVOCABLE LIVING TRUST DATED JUNE 16, 1994, PARTIES IN POSSESSION, Defendant(s). For more information go to <http://oregonsheriffssales.org>

9/16, 9/23, 9/30, 10/7

# 10 Most Wanted



Over 16,000 children a month eat from emergency food boxes in Marion & Polk counties.

You can help!



1660 Salem Industrial Dr. NE, Salem, OR 97301 (503) 581-3855  
[www.marionpolkfoodshare.org](http://www.marionpolkfoodshare.org)