

## public notices

**NOTICE TO INTERESTED PERSONS****IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF MARION**

Probate Department  
Case No. 17PB00188  
**NOTICE TO INTERESTED PERSONS**  
In the Matter of the Estate of  
**SHIRLEY NADINE HILFIKER,**

**Deceased.**

NOTICE IS HEREBY GIVEN that Sandra Lynn Hilfiker 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, Sandra Lynn Hilfiker, c/o Kathryn M. Belcher, of McGinty & 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 31st day of January, 2017.

Date of first publication: February 10, 2017.

Kathryn M. Belcher,  
OSB #992200  
Attorney for Personal Representative

**Personal Representative**

Sandra Lynn Hilfiker  
3159 Rosemary Lane SE  
Salem, OR 97302  
(503) 510-5212

**Attorney for Personal Representative**

Kathryn M. Belcher,  
OSB #992200  
McGinty & Belcher,  
Attorneys, P.C.  
P.O. Box 12806  
Salem, OR 97309

Tel: (503)371-9636  
Fax: (503)371-2879

E-mail:  
[kathy@mcginty-belcher.com](mailto:kathy@mcginty-belcher.com)

2/10, 2/17, 2/24

**NOTICE TO INTERESTED PERSONS****IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR MARION COUNTY**

Case No. 16PB08314  
**NOTICE TO INTERESTED PERSONS**

In the Matter of the Estate of  
**ZELLA CHRISTINA GENTZLER,**

**Deceased,**

NOTICE IS HEREBY GIVEN that Barbara Gentzler Stacey has been appointed personal representative. All persons having claims against the estate are required to present them, with vouchers attached, to personal representative BARBARA GENTZLER STACEY C/O: JACKSON JONES LLC, P.O. BOX 41240, EUGENE, OR 97404-0325, 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, Jackson Jones LLC, P.O. Box 41240, Eugene, OR 97404-0325.

Dated and first published on February 10, 2017.

*/s/ Barbara Gentzler Stacey*  
Barbara Gentzler Stacey,  
Personal Representative

PERSONAL REPRESENTATIVE:  
Barbara Gentzler Stacey  
122 Park Village Loop,  
Florence, OR 97439  
P: 541.590.3306

ATTORNEY FOR PERSONAL REPRESENTATIVE:  
JACKSON JONES LLC  
Clinton Jones, OSB #063848  
[jones@jacksonjoneslaw.com](mailto:jones@jacksonjoneslaw.com)

P.O. Box 41240  
Eugene, OR 97404-0325  
P: 541.225.5061;  
F: 888.452.0919

2/10, 2/17, 2/24

**SUMMONS****IN THE CIRCUIT COURT OF THE STATE OF OREGON IN AND FOR MARION COUNTY**

Case No. 17CV04400  
**SUMMONS**

(PUBLICATION)  
DEAN W. POLLMAN and  
GUNNER, LLC,

Plaintiffs,

v.  
UNKNOWN HEIRS AND DEVISEES OF ANNIE HIGGINS; UNKNOWN HEIRS AND DEVISEES OF Ida May Higgins Tracy; UNKNOWN HEIRS AND DEVISEES OF Fannie Higgins Clymer; UNKNOWN HEIRS AND DEVISEES OF George Stewart Higgins; UNKNOWN HEIRS AND DEVISEES OF Deborah Higgins Gilham; UNKNOWN HEIRS AND DEVISEES OF Mary Higgins Jones; ALSO ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN,

Defendants.

**TO: UNKNOWN HEIRS AND DEVISEES OF ANNIE HIGGINS;**

**UNKNOWN HEIRS AND DEVISEES OF IDA MAY HIGGINS TRACY;**

**UNKNOWN HEIRS AND DEVISEES OF FANNIE HIGGINS CLYMER;**

**UNKNOWN HEIRS AND DEVISEES OF GEORGE STEWART HIGGINS;**

**UNKNOWN HEIRS AND DEVISEES OF EMMA M. HIGGINS;**

**UNKNOWN HEIRS AND DEVISEES OF DEBORAH HIGGINS GILHAM;**

**UNKNOWN HEIRS AND DEVISEES OF MARY HIGGINS JONES; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT.**

*You are hereby required to appear and defend the Complaint filed against you in the above entitled cause within thirty (30) days from the date of service of this summons upon you, and in case of your failure to do so, for want thereof, Plaintiff will apply to the court for the relief demanded in the Complaint.*

**NOTICE TO DEFENDANT: 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" (or "reply") must be given to the court clerk or administrator within 30 days of the date of first publication specified herein 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 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 relief sought in the Complaint is to quiet title to a strip of real property providing access to the real property commonly known as 4204 Riverdale Road S., Salem Oregon 97302.

Date of First Publication: February 10, 2017.

*/s/ Matthew Cleverley*  
Matthew R. Cleverley,

OSB #93235  
Fidelity National Law Group  
701 Fifth Avenue,  
Suite 2710  
Seattle, WA 98104  
(206) 223-4525, ext. 103  
[Matthew.Cleverley@fnf.com](mailto:Matthew.Cleverley@fnf.com)  
Attorney for Plaintiffs

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 6587 Cottonwood St NE, Salem, in the case of CITIBANK N.A. AS TRUSTEE FOR AMERICAN HOME MORTGAGE ASSETS TRUST 2006-4, MORTGAGE-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-4, Plaintiff, vs. LORNE A. BROWN, BUDDY PUCKETT, SHEILA BROWN, COLUMBIA COLLECTION SERVICE, INC., DOUGLAS DAMEWOOD, SALEM GROUP CONFERENCE CENTER, KEYBANK NATIONAL ASSOCIATION, ASSET RECOVERY GROUP, INC., PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4508 Sesame St NE, Salem, in the case of UNITED SECURITY FINANCIAL CORP, Plaintiff, vs. DONNA K GODFREY, WILLIAM GODFREY, PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4840 San Gabriel Ct NE, Salem, in the case of WELLS FARGO BANK, N.A., Plaintiff, vs. ANTONIO D. BROWN, LINDA LEE BROWN, OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION, PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1073 Camelot Dr S, Salem, in the case of FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, Plaintiff, vs. SARA E CRAWFORD, OCCUPANTS OF THE PROPERTY, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 580 Johnson St NE, Salem, in the case of OCWEN LOAN SERVICING, LLC, its successors in interest and/or assigns, Plaintiff, vs. JEFF J. JOHNSON, OCCUPANTS OF THE PREMISES, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 139 O'Toole Street, Gates, in the case of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. KAREN M. WIDMER, TIMOTHY M. WIDMER, OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION, OCCUPANTS OF THE PROPERTY, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF SHERIFF'S SALE**

On 13th day of March, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1150 Jefferson St NE, Salem, in the case of WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR VM TRUST SERIES 1, A DELAWARE STATUTORY TRUST, Plaintiff, vs. FLORENCIO M TRAPERO, an individual, DOROTHEA K. TRAPERO, an individual, Defendant(s). For more information go to <http://oregonsheriffssales.org>

2/10, 2/17, 2/24, 3/3

**NOTICE OF PUBLIC HEARING**

**NOTICE OF PUBLIC HEARING AMENDMENT TO KEIZER DEVELOPMENT CODE TEXT AMENDMENT CASE NO. 2016-05**

**PURPOSE OF HEARING:**

The City Council will hold a public hearing to consider proposed revisions to amend Keizer Development Code Section 2.311 (Planned Unit Development Design Standards) that will clarify standards; be consistent with code provisions in other sections; include revisions to commercial accessory uses, open space, and density bonus provisions. The Planning Commission unanimously recommended that the revisions be adopted.

**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:**

Tuesday, February 21, 2017: 7:00 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 to the Keizer Community Development Department, (930 Chemawa Road NE, Keizer, 97303, or [withams@keizer.org](mailto:withams@keizer.org)) prior to the public hearing. The file with the staff recommendation relating to the above land use case may be reviewed on-line at [www.keizer.org](http://www.keizer.org), or hard copies may be obtained at City Hall for a reasonable cost. After the close of the hearing the City Council will approve, deny, modify, or refer back to the Planning Commission for additional 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 [www.keizer.org](http://www.keizer.org) - Phone # (503) 856-3441 or (503) 856-3439.

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.

2/10

**Ladder safety should not be learned on the fly.**

Climbing on a ladder might be the most dangerous thing you do all year. Foot and ankle fractures can result from unsafe ladder use. Make sure you have the balance and strength to use a ladder. Take the time to secure it properly. Don't stand above the marked level and always wear lace-up shoes or boots.

Check our website for more ladder safety tips.

**VISIT ORTHOINFO.ORG/LADDERSAFETY**



AMERICAN ORTHOPAEDIC  
FOOT & ANKLE SOCIETY.

[aofas.org](http://aofas.org)



AMERICAN ACADEMY OF  
ORTHOPAEDIC SURGEONS

[orthoinfo.org](http://orthoinfo.org)