

public notices

NOTICE OF SHERIFF'S SALE

On 15th day of December, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4400 Auburn RD NE, Salem, in the case of WELLS FARGO BANK, N.A., AS TRUSTEE FOR BSSP TRUST SERIES 2007-EMX1, Plaintiff, vs. RAYMUNDO TELLO CRUZ, LUIS A. BARRIOS MACIAS, JOHN AND JANE DOES, I THROUGH V, OCCUPANTS OF THE SUBJECT REAL PROPERTY, ALL OTHER PERSONS, OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, INTEREST, LIEN OR ESTATE IN THE PROPERTY HEREIN DESCRIBED, and all other persons, parties, or occupants unknown claiming any legal or equitable right, title, estate, 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, Defendant(s). For more information go to <http://oregonsheriffssales.org>

11/17, 11/24, 12/1, 12/8

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by DANIEL LEE USELTON, an estate in fee simple, as grantor, to TICOR TITLE as trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS as beneficiary, dated August 7, 2007, recorded August 10, 2007, in the mortgage records of Marion County, Oregon, as Document No. REEL: 2852 PAGE: 132, and assigned

to New Penn Financial, LLC d/b/a Shellpoint Mortgage Servicing by assignment recorded on August 18, 2017 in the records of Marion County, Oregon, as Document No. 2017-00043111, Reel 3983, Page 44, covering the following described real property situated in said county and state, to wit:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 1, BLOCK 5, WILLAMETTE ADDITION TO THE CITY OF SALEM, MARION COUNTY, OREGON; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT, 47.50 FEET; THENCE NORTH PARALLEL WITH THE WESTERLY LINE OF 24TH STREET, 150.62 FEET, MORE OR LESS, TO THE NORTH LINE OF LOT 3, IN SAID BLOCK; THENCE NORTH 59°53' WEST ALONG THE NORTH LINE OF SAID LOT TO A POINT WHICH WOULD INTERSECT THE EAST LINE OF 23RD STREET (IF PRODUCED NORTHERLY); THENCE SOUTH ALONG SAID EXTENSION AND TO AND ALONG THE WEST LINE OF LOT 1 IN SAID BLOCK, 156.75 FEET TO THE POINT OF BEGINNING.

PROPERTY ADDRESS: 2329 Breyman ST NE, 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 totaling \$9,155.87 beginning October 1, 2016 to November 6, 2017; plus advances of \$2,107.76; 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: \$58,089.18 with interest thereon at the rate of 7.50000 percent per annum beginning September 1, 2016 to November 6, 2017; plus other fees and costs in the amount of \$2,163.87; 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 March 14, 2018, at the hour of 09:00 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 methamphetamine, 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.

11/24, 12/1, 12/8, 12/15

NOTICE TO INTERESTED PERSONS

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

No. 17PB08259

NOTICE TO INTERESTED PERSONS
In the Matter of the Estate of JAXON MATTHEW MAGHAN,
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 24th day of November, 2017.

Jason Maghan
Personal Representative

David A. Hilgemann
OSB No. 721215
Garrett Hemann Robertson P.C.
1011 Commercial Street NE
Salem, OR 97301

11/24, 12/1, 12/8

NOTICE OF SHERIFF'S SALE

On 15th day of December, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 6555 Battle Creek Road SE, Salem, in the case of THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR COWAL ALTERNATIVE LOAN TRUST 2003-19CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-47, Plaintiff, vs. GEORGE M. GRABENHORST,

AN INDIVIDUAL, ALISHA RAE GRABENHORST, AN INDIVIDUAL, STATE OF OREGON, A GOVERNMENTAL ENTITY, FIRST MUTUAL BANK, A WASHINGTON CORPORATION, ALL OTHER PERSONS, PARTIES, OR OCCUPANTS UNKNOWN CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE REAL PROPERTY DESCRIBED IN THE COMPLAINT HEREIN, ADVERSE TO PLAINTIFF'S TITLE, OR AN CLOUD ON PLAINTIFF'S TITLE TO THE PROPERTY, Defendant(s). For more information go to <http://oregonsheriffssales.org>

11/17, 11/24, 12/1, 12/8

NOTICE OF SHERIFF'S SALE

On 15th day of December, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4741 Serra Court NE, Salem, in the case of MTGLQ INVESTORS, L.P., Plaintiff, vs. TRINIDAD GARCIA MARTINEZ JR, DONNA JEAN MARTINEZ, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., HYPERION CAPITAL GROUP LLC, WELLS FARGO HOME EQUITY, A DIVISION OF WELLS FARGO BANK, N.A., PARTIES IN POSSESSION, Defendant(s). For more information go to <http://oregonsheriffssales.org>

11/17, 11/24, 12/1, 12/8

NOTICE OF SHERIFF'S SALE

On 15th day of December, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4830 Coloma Drive SE, Salem, in the case of U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. KENNETH HICK, SUSAN E SNELL, OCCUPANTS OF THE PROPERTY, Defendant(s). For more information go to <http://oregonsheriffssales.org>

11/17, 11/24, 12/1, 12/8

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 Janette Arlene Bergen, Deceased.
No. 17PB07925 - Probate NOTICE TO INTERESTED PERSONS

NOTICE IS HEREBY GIVEN that the undersigned has been appointed Co-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 Barbara Jo Smith, 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 November 24, 2017.

Susan E. Warner and Barbara D. Phillips
Co-Personal Representatives

Barbara Jo Smith,
OSB #950175
Heltzel Williams PC
P. O. Box 1048
Salem, Oregon 97308-1048
Attorney for Susan E. Warner

11/24, 12/1, 12/8

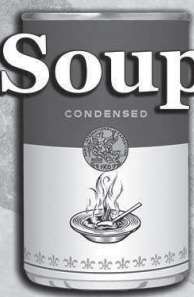
NOTICE OF SHERIFF'S SALE

On 15th day of December, 2017, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 1760 Summer Street SE, Salem, in the case of NATIONSTAR MORTGAGE LLC, Plaintiff, vs. LORY A. MOORE, DYLAN J. MOORE, KYLIE C. MOORE, VALLEY HEALTH AND POSTAL EMPLOYEES CREDIT UNION, OCCUPANTS OF THE PROPERTY, Defendant(s). For more information go to <http://oregonsheriffssales.org>

11/17, 11/24, 12/1, 12/8

10 Most Wanted

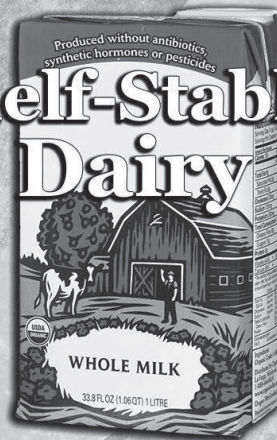
Soup



Tuna



Shelf-Stable Dairy



Pasta



Vegetables



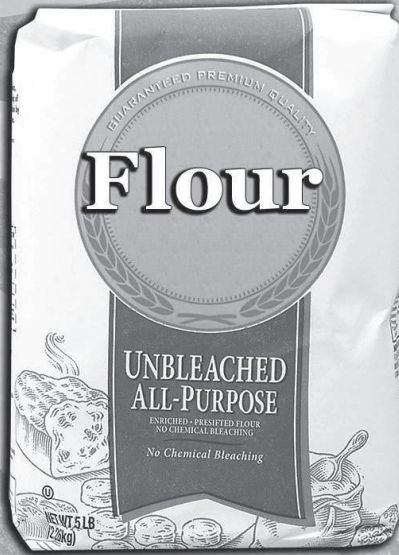
Peanut Butter



Fruit



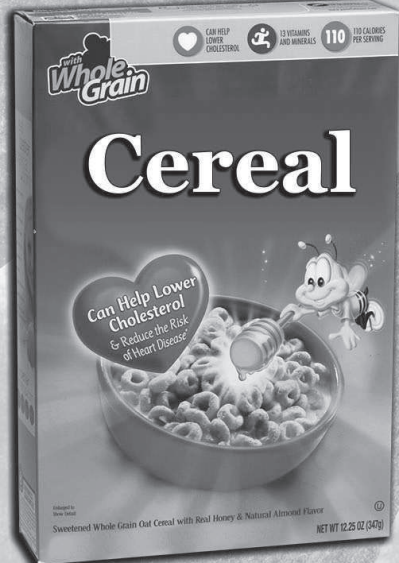
Flour



Tomato



Cereal



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

