

# public notices

## NOTICE TO INTERESTED PERSONS

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

Case No. 17JU06813  
PUBLISHED SUMMONS  
In the Matter of  
MATTHEW OREN LUCAS  
A Child.  
TO: Mikia Breyanne Short  
IN THE NAME OF THE STATE OF OREGON:

A petition has been filed asking the court to terminate your parental rights to the above-named child for the purpose of placing the child for adoption. YOU ARE REQUIRED TO PERSONALLY APPEAR BEFORE the Marion County Courthouse, 3030 Center Street NE, Salem, Oregon 97301, on the 5th day of February, 2018 at 9:00a.m. to admit or deny the allegations of the petition and to personally appear at any subsequent court-ordered hearing. YOU MUST APPEAR PERSONALLY IN THE COURTROOM ON THE DATE AND AT THE TIME LISTED ABOVE. AN ATTORNEY MAY NOT ATTEND THE HEARING IN YOUR PLACE. THEREFORE, YOU MUST APPEAR EVEN IF YOUR ATTORNEY ALSO APPEARS.

This summons is published pursuant to the order of the circuit court judge of the above-entitled court, dated January 2, 2018. The order directs that this summons be published once each week for three consecutive weeks, making three publications in all, in a published newspaper of general circulation in Marion County.

Date of first publication: January 12, 2018

Date of last publication: January 26, 2018

### NOTICE

READ THESE PAPERS CAREFULLY

IF YOU DO NOT APPEAR PERSONALLY BEFORE THE COURT OR DO NOT APPEAR AT ANY SUBSEQUENT COURT-ORDERED HEARING, the court may proceed in your absence without further notice and TERMINATE YOUR PARENTAL RIGHTS to the above-named child either ON THE DATE SPECIFIED IN 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 County 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 and have the attorney present at the above hearing. 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

Stacey A Wilton  
Assistant Attorney General  
Department of Justice  
1162 Court Street NE  
Salem, OR 97301-4096  
Phone: (503) 934-4400

ISSUED this 3rd day of January, 2018.

Issued by:

Stacey A Wilton #061413  
Assistant Attorney General

1/12, 1/19, 1/26

## TRUSTEE'S NOTICE OF SALE

### TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by Katherine A. Tatro and Jeffrey Lynn Tatro, as tenants by the entirety, as grantor, to First American Title Company of Oregon as trustee, in favor of Mortgage Electronic Registration Systems, Inc. ("MERS"), as nominee for South Pacific Financial Corp. dba North Pacific Financial Corp. as beneficiary, dated February 28, 2017, recorded March 3, 2017, in the mortgage records of Marion County, Oregon, as Document No. 2017-00011056, Reel 3918, Page 489, and assigned to South Pacific Financial Corp by assignment recorded on November 9, 2017 in the records of Marion County, Oregon, as Document No. 2017-00058693, Reel 4014, Page 126, covering the following described real property situated in said county and state, to wit:

LOT 12, BLOCK 60, WOODBURN SENIOR ESTATES NO. 6, MARION COUNTY, OREGON. (PLAT VOLUME 22, PAGE 18)

PROPERTY ADDRESS: 2180 COUNTRY CLUB TERRACE, WOODBURN, OR 97071

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 \$7,736.96 beginning June 1, 2017 to December 15, 2017; plus advances of \$1,077.01; less a suspense balance of \$0.00; plus other fees and costs in the amount of \$250.44; 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: \$158,855.53 with interest thereon at the rate of 4.50000 percent per annum beginning May 1, 2017 to December 15, 2017; plus escrow overdraft of \$1,334.87; plus a recoverable balance of \$1,077.01; plus other fees and costs in the amount of \$498.04; 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 April 20, 2018, at the hour of 10:00 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.

1/12, 1/19, 1/26, 2/2

## NOTICE TO INTERESTED PERSONS

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

William C. Rand, Deceased  
No.18PB00188 - Probate  
NOTICE TO INTERESTED PERSONS

Trinity Fiduciary Services, LLC, Successor-Trustee under the William C. Rand Living Trust, under restated agreement dated April 13,

2015, as amended November 16, 2016, has petitioned the Circuit Court of the State of Oregon for Marion County under Probate No. 18PB00188 to determine the claims of the creditors of trust settlor, William C. Rand, deceased.

All persons having claims against the trust estate are required to present the same, with proper vouchers to the Personal Representative at: 5895 SW Jean Rd., Suite 113, Lake Oswego, OR 97035 within four months from the date of first publication of this notice, 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 Successor-Trustee, or the attorneys for the Successor-Trustee.

Dated and first published January 19, 2018.

/s/ Andrea Downs, Manager  
Trinity Fiduciary Services, LLC, Successor-Trustee

HELTZEL WILLIAMS PC  
P.O. Box 1048  
Salem, Oregon 97308-1048  
Attorneys for  
Successor-Trustee

1/19, 1/26, 2/2

## NOTICE OF SHERIFF'S SALE

On 27th day of February, 2018, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 6368 Stayton Road SE, Turner, in the case of CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. JEFFREY A. MCGHEHEY, STATE OF OREGON, PARTIES IN POSSESSION, Defendant (s). For more information go to <http://oregonsheriffssales.org>

1/26, 2/2, 2/9, 2/16

## NOTICE TO INTERESTED PERSONS

Estate of  
Edith Elizabeth Jones  
**NOTICE TO INTERESTED PERSONS**  
**Case # 17PB06985**

Notice: The Circuit Court of the State of Oregon, for the County of Marion, has appointed Michael J. Slominski as Personal Representative of the Estate of Edith Elizabeth Jones deceased. All persons having claims against said estate are required to present the same, with proper vouchers to the Personal Representative at: 5895 SW Jean Rd., Suite 113, Lake Oswego, OR 97035 within four months from the date of first publication of this notice as stated below, or they may be barred. All persons whose rights may be affected by this proceeding may obtain additional information from the records of the court or the Personal Representative.

Dated and first published January 12, 2018.

1/12, 1/19, 1/26

## NOTICE OF SHERIFF'S SALE

On 27th day of February, 2018, at 10:00 AM, at the main entrance of the Marion Co. Courthouse, in Salem, OR, I will sell the following real property: 4077 BRIAR KNOB LOOP NE, SCOTTS MILL, in the case of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR2 UNDER THE POOLING AND SERVICING AGREEMENT, DATED FEBRUARY 1, 2006, Plaintiff, vs. STEVEN D. ELDRIDGE, CHERI NAGER, SUCCESSOR TRUSTEE, ON BEHALF OF THE DIANE E. ELDRIDGE REVOCABLE LIVING TRUST AGREEMENT DATED JANUARY 23, 1998, THE ESTATE OF DIANE E. ELDRIDGE, STATE FARM BANK F.S.B., 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>

1/26, 2/2, 2/9, 2/16

Behind the wheel there is no such thing as a small distraction.

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THERE ARE SMARTER WAYS TO GUARD AGAINST FALLS.

Preventing hip fractures from falls is critical for senior home safety. A few common sense precautions can make homes safer and extend independence. A public service message from the American Academy of Orthopaedic Surgeons and the Orthopaedic Trauma Association. For home safety tips, visit [orthoinfo.org/falls](http://orthoinfo.org/falls) and [ota.org](http://ota.org).

HOME SAFETY IS BONE SAFETY.

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