

LEGAL NOTICE

TRUSTEE'S NOTICE OF SALE

T.S. No.: OR-16-709569-AJ Reference is made to that certain deed made by, TEAH J JONES, A SINGLE PERSON as Grantor to FIDELITY NATIONAL TITLE INS CO, as trustee, in favor of WELLS FARGO BANK, N.A., as Beneficiary, dated 2/14/2013, recorded 2/27/2013, in official records of WALLOWA County, Oregon in book/reel/volume No. and/or as fee/file/instrument/ microfilm / reception number 068762 and subsequently assigned or transferred by operation of law to WELLS FARGO BANK, N.A. covering the following described real property situated in said County, and State, to-wit: 9160 02S440200 A TRACT OF LAND LOCATED WITHIN GOVERNMENT LOT 4 AND THE SW1/4 NW 1/4, SECTION 2, TOWNSHIP 2 SOUTH, RANGE 44 EAST OF THE WILLAMETTE MERIDIAN, WALLOWA COUNTY, OREGON, DESIGNATED AS PARCEL 1 ON PARTITION PLAT NO. 2008-59318 ON FILE AND OF RECORD IN THE OFFICE OF THE COUNTY CLERK OF SAID COUNTY AND STATE. Commonly known as: 801 THORPE LANE, ENTERPRISE, OR 97828 The undersigned hereby certifies that based upon business records there are no known written assignments of the trust deed by the trustee or by the beneficiary and no appointments of a successor trustee have been made, except as recorded in the records of the county or counties in which the above described real property is situated. Further, no action has been instituted to recover the debt, or any part thereof, now remaining secured by the trust deed, or, if such action has been instituted, such action has been dismissed except as permitted by ORS 86.752(7). Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and notice has been recorded pursuant to Section 86.752 (3) of Oregon Revised Statutes. There is a default by grantor or other person owing an obligation, performance of which is secured by the trust deed, or by the successor in interest, with respect to provisions therein which authorize sale in the event of such provision. The default for which foreclosure is made is grantor's failure to pay when due the following sums: Delinquent Payments: Payment Information From Through Total Payments 12/1/2015 5/27/2016 \$9,931.98 Late Charges From Through Total Late Charges 12/1/2015 5/27/2016 \$293.94 Beneficiary's Advances, Costs, And Expenses Corporate Advances \$810.00 Suspense Credit (\$16.88) Total Advances: \$793.12 TOTAL FORECLOSURE COST: \$1,955.75 TOTAL REQUIRED TO REINSTATE: \$12,974.79 TOTAL REQUIRED TO PAYOFF: \$252,821.88 By reason of the default, the beneficiary has declared all sums owing on the obligation secured by the trust deed immediately due and payable, those sums being the following, to-wit: The installments of principal and interest which became due on 12/1/2015, and all subsequent installments of principal and interest through the date of this Notice, plus amounts that are due for late charges, delinquent property taxes, insurance premiums, advances made on senior liens, taxes and/or insurance, trustee's fees, and any attorney fees and court costs arising from or associated with the beneficiaries efforts to protect and preserve its security, all of which must be paid as a condition of reinstatement, including all sums that shall accrue through reinstatement or pay-off. Nothing in this notice shall be construed as a waiver of any fees owing to the Beneficiary under the Deed of Trust pursuant to the terms of the loan documents. Whereof, notice hereby is given that Quality Loan Service Corporation of Washington, the undersigned trustee will on 10/5/2016 at the hour of 10:00 AM, Standard of Time, as established by section 187.110, Oregon Revised Statutes, Inside the main lobby of the County Courthouse 101 S. River Street Enterprise, Oregon 97828 County of WALLOWA, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had or had power to convey at the time of the execution by him of the said trust deed, together with any interest which the grantor or his 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 a reasonable charge by the trustee. Notice is further given that any person named in Section 86.778 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee's and attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or trust deed, at any time prior to five days before the date last set for sale. Other than as shown of record, neither the beneficiary nor the trustee has any actual notice of any person having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the interest of the trustee in the trust deed, or of any successor in interest to grantor or of any lessee or other person in possession of or occupying the property, except: Name and Last Known Address and Nature of Right, Lien or Interest TEAH JONES 801 THORPE LANE ENTERPRISE, OR 97828 Original Borrower For Sale Information Call: 800-280-2832 or Login to: www.auction.com In construing this notice, the singular includes the plural, the word "grantor" includes any successor in interest to this 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. Pursuant to Oregon Law, this sale will not be deemed final until the Trustee's deed has been issued by Quality Loan Service Corporation of Washington. If any irregularities are discovered within 10 days of the date of this sale, the trustee will rescind the sale, return the buyer's money and take further action as necessary. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney, if you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. 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. NOTICE TO TENANTS: TENANTS OF THE SUBJECT REAL PROPERTY HAVE CERTAIN PROTECTIONS AFFORDED TO THEM UNDER ORS 86.782 AND POSSIBLY UNDER FEDERAL LAW. ATTACHED TO THIS NOTICE OF SALE, AND INCORPORATED HEREIN, IS A NOTICE TO TENANTS THAT SETS FORTH SOME OF THE PROTECTIONS THAT ARE AVAILABLE TO A TENANT OF THE SUBJECT REAL PROPERTY AND WHICH SETS FORTH

LEGAL NOTICE (continued)

CERTAIN REQUIRMENTS THAT MUST BE COMPLIED WITH BY ANY TENANT IN ORDER TO OBTAIN THE AFFORDED PROTECTION, AS REQUIRED UNDER ORS 86.771. QUALITY MAY BE CONSIDERED A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. TS No: OR-16-709569-AJ Dated: 5/16/2016 Quality Loan Service Corporation of Washington, as Trustee Signature By: Joseph Carroll, Assistant Secretary Trustee's Mailing Address: Quality Loan Service Corp. of Washington C/O Quality Loan Service Corporation 411 Ivy Street San Diego, CA 92101 Trustee's Physical Address: Quality Loan Service Corp. of Washington 108 1st Ave South, Suite 202, Seattle, WA 98104 Toll Free: (866) 925-0241 IDSPub #0109055 7/27/2016 8/3/2016 8/10/2016 8/17/2016

LEGAL NOTICE

PUBLIC NOTICE

NOTICE IS GIVEN, the Board of Commissioners will be conducting a hearing on Monday, August 15th, 2016, beginning at 1:30 p.m., in the Thornton Conference Room of the Wallowa County Courthouse.

This meeting will be held to consider an Appeal (APP16-01) submitted by Neal Isley on behalf of Point of Connections of a Planning Commission decision regarding a Conditional Use Permit (CUP16-07) to allow transformational housing. The parcel is described as Township 2 South, Range 45, Section 19, Tax Lot 500, consisting of approximately 4.8 acres and zoned Rural Residential (R-).

This appeal is scheduled to be heard on the record; however, meetings and hearings are open to the public. Those interested in attending are encouraged to do so. For questions, please contact the WALLOWA COUNTY BOARD OF COMMISSIONERS OFFICE AT 426-4543, EXT. 130.

LEGAL NOTICE

PUBLIC NOTICE

Wallowa County Public Works Department is seeking bids for drilling and blasting of the Riley pit located 3 miles North of Enterprise on Hwy 3.

Sealed bids will be received by Stacey Fregulia, Executive Assistant for the Wallowa County Board of Commissioners, until 2:50 p.m., Wednesday August 17, 2016 and the bids will be opened for review at 3:00 p.m. and presented to the Wallowa County Board of Commissioners for consideration of award on Tuesday September 6, 2016 at 9:05 a.m.

YOUR BIDS MUST BE SUBMITTED IN A SEALED ENVELOPE ADDRESSED TO THE WALLOWA COUNTY BOARD OF COMMISSIONERS, 101 S. RIVER STREET., ROOM #202, ENTERPRISE, OR 97828, AND SHOULD BE CLEARLY MARKED ON THE OUTSIDE OF THE ENVELOPE "BIDS FOR BLASTING AND DRILLING - TO BE OPENED ON WEDNESDAY AUGUST 17, 2016 AT 3:00 P.M."

NO BIDS WILL BE ACCEPTED BY FACSIMILE OR ELECTRONIC DATA INTERCHANGE.

Successful bidder to execute written contract within 10 days of notification of award. Any bid shall be for a set fee based on cost per solid yard. Fee shall include all costs for work with no additional charges or contingencies.

Said project will consist of approx. 45,000 C.Y. of in place material; holes should be 3.5" in diameter drilled on 9' centers or equivalent. Drilling and blasting is to be completed by: October 20, 2016.

Wallowa County reserves the right to reject any and all bids not in compliance with all prescribed public bidding procedures and requirements. Wallowa County further reserves the right to reject for good cause any/all bids upon finding of the agency that it is in the best interest to do so.

If you have any questions regarding this project or would like to make arrangements to inspect the site please feel free to contact Lon Andrade at Wallowa County Road Department office at 541-426-3332 Monday thru Thursday.

Thank you for your interest and participation.

LEGAL NOTICE

IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR WALLOWA COUNTY In the Matter of The Estate of: GENEVA McARTOR, Deceased. Case No. 16PB04275 NOTICE TO INTERESTED PERSONS

NOTICE IS HEREBY GIVEN that Terry R. McArtor has been appointed personal representative in the above estate. All persons having claims against the estate are required to present them, with vouchers attached, to the personal representative at the office of David D. Gallaher, Attorney at Law, 104 SE 5th St., PO Box 1314, Pendleton, Oregon 97801 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, David D. Gallaher, Attorney at Law, 104 SE 5th St., P.O. Box 1314, Pendleton, Oregon 97801, telephone number (541) 278-0722.

Dated and first published August 3, 2016.

PERSONAL REPRESENTATIVE: Terry R. McArtor c/o David D. Gallaher PO Box 1314 Pendleton, OR 97801 541-278-0722

David D. Gallaher, Attorney for Personal Representative PO Box 1314 Pendleton, OR 97801 541-278-0722 Fax: 541-278-0691 Email: gallaher@eotnet.net

LEGAL NOTICE

NOTICE OF SHERIFF'S SALE

On 6th day of September, 2016 at the hour of 10:00 a.m. at the Wallowa County Justice Center, 104 W Greenwood Street, in the City of Enterprise, Oregon, the defendant's interest will be sold, subject to redemption, in the real property commonly known as 305 NW 2nd Street, Enterprise. The court case number is 15-08-14598, where PennyMac Loan Services, LLC, its successors in interest and/or assigns is the plaintiff, and Leroy Davis aka Leroy A. Davis; Umpqua Bank, successor by merger to Sterling Savings Bank; and Occupants of the premises are the defendants. The sale is a public auction to the highest bidder for cash or cashier's check, in hand, made out to Wallowa County Sheriff's Office. For more information on this sale go to: www.oregonsheriffsales.org

LEGAL NOTICE

IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF WALLOWA In the Matter of The Estate of MARILYN A. JOHNSON, a/k/a MARILYN A. JOHNSON, Deceased. Case No. 16PB04734

NOTICE TO INTERESTED PERSONS

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, c/o ROLAND W. JOHNSON, ROLAND W. JOHNSON LLC, P.O. Box E, 200 West Main Street, Enterprise, Oregon 97828, or they may be barred.

All persons whose rights may be affected by the proceedings of this estate may obtain additional information from the records of the court, the personal representative or the attorney for the personal representative.

Dated and first published: August 10, 2016.

Saralyn S. Johnson Co-Personal Representative

Mary Anne Pullam Co-Personal Representative

Roland W. Johnson, OSB #772370 Roland W. Johnson, LLC Attorney for Personal Representative

FIND THE CROSSWORD PUZZLE ON PAGE A6

SOLUTION

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The DEADLINE for LEGAL NOTICES is 10 a.m. Monday



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