

**PUBLIC NOTICES**

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2016.  
Attorney for Co-Personal  
Representatives:  
Ryan M. Gifford, OSB #077181  
P.O. Box 247  
751 N. River Rd.  
Cottage Grove, OR 97424  
(541) 942-7914

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

FOR THE COUNTY OF LANE  
Probate Department

In the Matter of the Estate of BONNIE  
DEE ELMS, Deceased.

Case No. 16PB00694

NOTICE IS HEREBY GIVEN that Jason  
R. Elms has been appointed Personal  
Representative. All persons having  
claims against the estate are required to  
present them, with vouchers attached, to  
the undersigned attorney for the Personal  
Representative at 101 SW Washington  
Street, Hillsboro, Oregon 97123,  
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, Nachtigal, Eisenstein &  
Associates.

Dated and first published February 24,  
2016.

/s/Scott L Eisenstein, Attorney for the  
Personal Representative

PERSONAL REPRESENTATIVE:

Jason R. Elms, 2855 Flat Rock Ct., NW  
Salem, OR 97304

ATTORNEY FOR PERSONAL  
REPRESENTATIVE:

Scott L. Eisenstein, OSB #920561

101 SW Washington Street, Hillsboro,  
Oregon 97123

503-640-6612, Fax 503-693-1874

Email: [sle@neaesq.com](mailto:sle@neaesq.com)

**NOTICE TO INTERESTED PERSONS**

NOTICE IS HEREBY GIVEN that  
Shannon Bruce has been appointed  
Personal Representative of the Estate  
of Herbert C. Lemon, deceased,  
Lane County Circuit Court Case No.  
16PB00807. All persons having claims  
against the estate are required to present  
them within four months from the date of  
the first publication of this Notice to the  
Personal Representative at Thorp, Purdy,  
Jewett, Urness & Wilkinson, P.C., 1011  
Harlow Road, Suite 300, Springfield,  
Oregon 97477, or they may be barred.

Any person whose rights may be affected  
by these proceedings may obtain  
additional information from the records of  
the Court, the Personal Representative  
or from the Personal Representative's  
attorneys.

DATED and first published: March 2,  
2016.

/s/ Shannon Bruce  
Personal Representative

**NOTICE TO INTERESTED PERSONS**

NOTICE IS HEREBY GIVEN that  
Larry Sherman and Laura L. Barker have  
been appointed Co-Personal  
Representatives of the Estate of  
Barbara L. Crawford, deceased,  
Lane County Circuit Court  
Case No. 16PB01126. All persons having  
claims against the estate are required to  
present them within four months from the  
date of the first publication of this Notice  
to the Personal Representative at Thorp,  
Purdy, Jewett, Urness & Wilkinson, P.C.,  
1011 Harlow Road, Suite 300, Springfield,  
Oregon 97477, or they may be barred.

Any person whose rights may be affected  
by these proceedings may obtain  
additional information from the records of  
the Court, the Co-Personal  
Representatives or from the Co-Personal  
Representatives' attorneys.

DATED and first published: March 2,  
2016.

/s/ Larry Sherman  
Co-Personal Representative

/s/ Laura L. Barker  
Co-Personal Representative

**TRUSTEE NOTICES**

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**TRUSTEE'S NOTICE OF SALE** File No.  
7236.23286 Reference is made to that  
certain trust deed made by Geoffrey R.  
Huber, as grantor, to Fidelity National  
Title, as trustee, in favor of Mortgage  
Electronic Registration Systems, Inc. as  
nominee for Loan City, a California  
Corporation, its successors and assigns,  
as beneficiary, dated 09/07/06, recorded  
09/14/06, in the mortgage records of  
LANE County, Oregon, as 2006-  
067003 and subsequently assigned to  
Deutsche Bank National Trust Company,  
as Trustee, on behalf of the holders  
of Terwin Mortgage Trust 2006-17HE  
Asset-Backed Certificates, Series 2006-  
17HE by Assignment recorded as 2013-  
017747, covering the following described  
real property situated in said county and  
state, to wit: Beginning at an iron pin set  
on the South line of "M" Street and being  
by record 192.58 feet West from the  
intersection of said South line with the East  
line of the Robert E. Campbell and wife  
Donation Land Claim No. 59 in Township  
17 South, Range 3 West of the Willamette  
Meridian; thence West 50.00 feet, along  
said South line to a point marked by a  
1/2 inch pipe; thence South 0 degrees  
25' West 120.00 feet to a point marked  
by an iron pipe; thence East 50.00 feet  
to a point marked by an iron pipe; thence  
North 0 degrees 25' East 120.00 feet to  
the True Point of Beginning, in Lane  
County, Oregon. PROPERTY ADDRESS:  
595 West M Street Springfield, OR 97477  
Both the beneficiary and the trustee have  
elected to sell the real property to satisfy  
the obligations secured by the trust  
deed and a notice of default has been  
recorded pursuant to Oregon Revised  
Statutes 86.752(3); the default for which  
the foreclosure is made is grantor's  
failure to pay when due the following  
sums: 06/01/12, monthly payments of  
\$551.83 beginning 06/01/12, monthly  
payments of \$605.39 beginning 11-1-2015;  
plus late charges of \$19.23 each month

beginning 06/16/12; plus prior accrued  
late charges of \$189.74; plus advances  
of \$7,203.64; 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 the trust deed immediately due and  
payable, said sums being the following,  
to wit: \$110,395.21 with interest thereon  
at the rate of 2 percent per annum  
beginning 05/01/12; plus late charges of  
\$19.23 each month beginning 06/16/12  
until paid; plus prior accrued late charges  
of \$189.74; plus advances of \$7,203.64;  
together with title expense, costs,  
trustee's fees and attorneys 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. WHEREFORE, notice  
hereby is given that the undersigned  
trustee will on May 20, 2016 at the hour  
of 10:00 o'clock, A.M. in accord with the  
standard of time established by ORS  
187.110, at the following place: inside  
the main entrance to the Lane County  
Courthouse, 125 E. 8th Avenue, in the  
City of Eugene, County of LANE, State  
of Oregon, sell at public auction to the  
highest bidder for cash the interest in the  
described real property 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 sale, including a  
reasonable charge by the trustee. Notice  
is further given that for reinstatement  
or payoff quotes requested pursuant to  
ORS 86.786 and 86.789 must be timely  
communicated in a written request that  
complies with that statute addressed to  
the trustee's "Urgent Request Desk"  
either by personal delivery to the trustee's  
physical offices (call for address) or by  
first class, certified mail, return receipt  
requested, addressed to the trustee's  
post office box address set forth in this  
notice. Due to potential conflicts with  
federal law, persons having no record  
legal or equitable interest in the subject  
property will only receive information  
concerning the lender's estimated or  
actual bid. Lender bid information is also  
available at the trustee's website, [www.northwesttrustee.com](http://www.northwesttrustee.com). 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  
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 said 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's and attorney's fees not  
exceeding the amounts provided by said  
ORS 86.778. Requests from persons  
named in ORS 86.778 for reinstatement  
quotes received less than six days prior  
to the date set for the trustee's sale will  
be honored only at the discretion of the  
beneficiary or if required by the terms  
of the loan documents. 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 said trust deed, and the words  
"trustee" and "beneficiary" include their  
respective successors in interest, if any.  
Without limiting the trustee's disclaimer  
of representation 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. The trustee's rules of auction may be  
accessed at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and are incorporated by this reference.  
You may also access sale status at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and [www.USA-Foreclosure.com](http://www.USA-Foreclosure.com). For further information,  
please contact: Nanci Lambert Northwest  
Trustee Services, Inc. P.O. Box 997  
Bellevue, WA 98009-0997 425-586-1900  
Huber, Geoffrey R (TS# 7236.23286)  
1002.274699-File No.

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**TRUSTEE'S NOTICE OF SALE** File No.  
7069.25930 Reference is made to that  
certain trust deed made by Rochelle C.  
Lucking, as grantor, to First American  
Title, as trustee, in favor of New Century  
Mortgage Corporation, as beneficiary,  
dated 10/19/05, recorded 10/24/05,  
in the mortgage records of LANE  
County, Oregon, as 2005-084563 and  
subsequently assigned to Deutsche Bank  
National Trust Company, as Trustee for  
New Century Home Equity Loan Trust,  
Series 2005-C, Asset Backed Pass-  
Through Certificates by Assignment  
recorded as 2015-045829, covering the  
following described real property situated  
in said county and state, to wit: The West  
75 feet of Lots 8, 9, and 10, Block 9,  
STOREY SUBDIVISION OF COLLEGE-  
CREST ADDITION TO EUGENE, as  
platted and recorded in Book 4, Page  
41, Lane County Oregon Plat Records,  
in Lane County, Oregon. PROPERTY  
ADDRESS: 745 W 26th Avenue Eugene,  
OR 97405 Both the beneficiary and the  
trustee have elected to sell the real property  
to satisfy the obligations secured by the  
trust deed and a notice of default has been  
recorded pursuant to Oregon Revised  
Statutes 86.752(3); the default for which  
the foreclosure is made is grantor's failure  
to pay when due the following sums:  
monthly payments of \$1,423.78 beginning  
10/01/11; monthly payments of \$1,423.79  
beginning 3/01/12; monthly payments of  
\$1,423.78 beginning 3/01/13; monthly  
payments of \$1,423.79 beginning  
9/01/13; monthly payments of \$1,423.78  
beginning 3/01/14; monthly payments of

plus advances of \$3,036.57; 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. WHEREFORE, notice  
hereby is given that the undersigned  
trustee will on May 24, 2016 at the hour  
of 10:00 o'clock, A.M. in accord with the  
standard of time established by ORS  
187.110, at the following place: inside  
the main entrance to the Lane County  
Courthouse, 125 E. 8th Avenue, in the  
City of Eugene, County of LANE, State  
of Oregon, sell at public auction to the  
highest bidder for cash the interest in the  
described real property 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 sale, including a  
reasonable charge by the trustee. Notice  
is further given that for reinstatement  
or payoff quotes requested pursuant to  
ORS 86.786 and 86.789 must be timely  
communicated in a written request that  
complies with that statute addressed to  
the trustee's "Urgent Request Desk"  
either by personal delivery to the trustee's  
physical offices (call for address) or by  
first class, certified mail, return receipt  
requested, addressed to the trustee's  
post office box address set forth in this  
notice. Due to potential conflicts with  
federal law, persons having no record  
legal or equitable interest in the subject  
property will only receive information  
concerning the lender's estimated or  
actual bid. Lender bid information is also  
available at the trustee's website, [www.northwesttrustee.com](http://www.northwesttrustee.com). 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  
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 said 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's and attorney's fees not  
exceeding the amounts provided by said  
ORS 86.778. Requests from persons  
named in ORS 86.778 for reinstatement  
quotes received less than six days prior  
to the date set for the trustee's sale will  
be honored only at the discretion of the  
beneficiary or if required by the terms  
of the loan documents. 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 said trust deed, and the words  
"trustee" and "beneficiary" include their  
respective successors in interest, if any.  
Without limiting the trustee's disclaimer  
of representation 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. The trustee's rules of auction may be  
accessed at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and are incorporated by this reference.  
You may also access sale status at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and [www.USA-Foreclosure.com](http://www.USA-Foreclosure.com). For further information,  
please contact: Nanci Lambert Northwest  
Trustee Services, Inc. P.O. Box 997  
Bellevue, WA 98009-0997 425-586-1900  
Huber, Geoffrey R (TS# 7236.23286)  
1002.284604-File No.

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**TRUSTEE'S NOTICE OF SALE** File No.  
7236.25611 Reference is made to that  
certain trust deed made by Maria D.  
Estrada Ceja, a married woman and  
Jose Juan Ceja Gutierrez, an unmarried  
man, as grantor, to First American  
Title Company, as trustee, in favor of  
Long Beach Mortgage Company, as  
beneficiary, dated 01/10/06, recorded  
01/13/06, in the mortgage records of  
Lane County, Oregon, as 2006-003047  
and subsequently assigned to Deutsche  
Bank National Trust Company, as  
Trustee for Long Beach Mortgage Loan  
Trust 2006-2 by Assignment recorded as  
2012-010067, covering the following  
described real property situated in said  
county and state, to wit: Lot 3, Block 7,  
First Addition to Ken-Ray Park, as platted  
and recorded in Book 50, Page 1, Lane  
County Oregon Plat Records, in Lane  
County, Oregon. PROPERTY ADDRESS:  
1276 Lorne Loop Springfield, OR 97477  
Both the beneficiary and the trustee have  
elected to sell the real property to satisfy  
the obligations secured by the trust  
deed and a notice of default has been  
recorded pursuant to Oregon Revised  
Statutes 86.752(3); the default for which  
the foreclosure is made is grantor's failure  
to pay when due the following sums:  
monthly payments of \$1,423.78 beginning  
10/01/11; monthly payments of \$1,423.79  
beginning 3/01/12; monthly payments of  
\$1,423.78 beginning 3/01/13; monthly  
payments of \$1,423.79 beginning  
9/01/13; monthly payments of \$1,423.78  
beginning 3/01/14; monthly payments of

plus advances of \$3,036.57; 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. WHEREFORE, notice  
hereby is given that the undersigned  
trustee will on May 24, 2016 at the hour  
of 10:00 o'clock, A.M. in accord with the  
standard of time established by ORS  
187.110, at the following place: inside  
the main entrance to the Lane County  
Courthouse, 125 E. 8th Avenue, in the  
City of Eugene, County of LANE, State  
of Oregon, sell at public auction to the  
highest bidder for cash the interest in the  
described real property 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 sale, including a  
reasonable charge by the trustee. Notice  
is further given that for reinstatement  
or payoff quotes requested pursuant to  
ORS 86.786 and 86.789 must be timely  
communicated in a written request that  
complies with that statute addressed to  
the trustee's "Urgent Request Desk"  
either by personal delivery to the trustee's  
physical offices (call for address) or by  
first class, certified mail, return receipt  
requested, addressed to the trustee's  
post office box address set forth in this  
notice. Due to potential conflicts with  
federal law, persons having no record  
legal or equitable interest in the subject  
property will only receive information  
concerning the lender's estimated or  
actual bid. Lender bid information is also  
available at the trustee's website, [www.northwesttrustee.com](http://www.northwesttrustee.com). 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  
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 said 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's and attorney's fees not  
exceeding the amounts provided by said  
ORS 86.778. Requests from persons  
named in ORS 86.778 for reinstatement  
quotes received less than six days prior  
to the date set for the trustee's sale will  
be honored only at the discretion of the  
beneficiary or if required by the terms  
of the loan documents. 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 said trust deed, and the words  
"trustee" and "beneficiary" include their  
respective successors in interest, if any.  
Without limiting the trustee's disclaimer  
of representation 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. The trustee's rules of auction may be  
accessed at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and are incorporated by this reference.  
You may also access sale status at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and [www.USA-Foreclosure.com](http://www.USA-Foreclosure.com). For further information,  
please contact: Nanci Lambert Northwest  
Trustee Services, Inc. P.O. Box 997  
Bellevue, WA 98009-0997 425-586-1900  
Huber, Geoffrey R (TS# 7236.23286)  
1002.285324-File No.

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**TRUSTEE'S NOTICE OF SALE** File No.  
7431.20591 Reference is made to that  
certain trust deed made by Benjamin F.  
Mclver and Donna J. Mclver, as tenants  
by the entirety, as grantor, to Stewart  
Title Guaranty Company, as trustee, in  
favor of Mortgage Electronic Registration  
Systems, Inc., as nominee for Summit  
Funding, Inc., its successors and/or  
assigns, as beneficiary, dated 03/25/14,  
recorded 03/31/14, in the mortgage  
records of Lane County, Oregon, as  
2014-011295 and subsequently assigned to  
Summit Funding, Inc. by Assignment  
recorded as 2015-035271, covering the  
following described real property  
situated in said county and state, to  
wit: Lot9, Block 2, INDIAN SPRINGS,  
as platted and recorded in Volume 47,  
Page 10, Lane County Oregon Plat  
Records, in Lane County, Oregon. MORE  
ACCURATELY DESCRIBED AS: Lot 9,  
Block 2, INDIAN SPRINGS, as platted  
and recorded in Volume 47, Page 10,  
Lane County Oregon Plat Records, in  
Lane County, Oregon. PROPERTY  
ADDRESS: 3361 Marvin Drive Eugene,  
OR 97404 Both the beneficiary and the  
trustee have elected to sell the real  
property to satisfy the obligations  
secured by the trust deed and a notice  
of default has been recorded pursuant

to Oregon Revised Statutes 86.752(3);  
the default for which the foreclosure is  
made is grantor's failure to pay when due  
the following sums: monthly payments  
of \$1,112.27 beginning 03/01/15; plus  
late charges of \$0.00 each month  
beginning 03/16/15; plus prior accrued  
late charges of \$177.96; plus advances  
of \$424.00; 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 the trust deed immediately due and  
payable, said sums being the following,  
to wit: \$145,404.29 with interest thereon  
at the rate of 4.625 percent per annum  
beginning 02/01/15; plus late charges of  
\$0.00 each month beginning 03/16/15  
until paid; plus prior accrued late charges  
of \$177.96; plus advances of \$424.00;  
together with title expense, costs,  
trustee's fees and attorneys 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. WHEREFORE, notice  
hereby is given that the undersigned  
trustee will on May 31, 2016 at the hour  
of 10:00 o'clock, A.M. in accord with the  
standard of time established by ORS  
187.110, at the following place: inside  
the main entrance to the Lane County  
Courthouse, 125 E. 8th Avenue, in the  
City of Eugene, County of Lane, State  
of Oregon, sell at public auction to the  
highest bidder for cash the interest in the  
described real property 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 sale, including a  
reasonable charge by the trustee. Notice  
is further given that for reinstatement  
or payoff quotes requested pursuant to  
ORS 86.786 and 86.789 must be timely  
communicated in a written request that  
complies with that statute addressed to  
the trustee's "Urgent Request Desk"  
either by personal delivery to the trustee's  
physical offices (call for address) or by  
first class, certified mail, return receipt  
requested, addressed to the trustee's  
post office box address set forth in this  
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federal law, persons having no record  
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86.778 has the right, at any time prior to  
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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  
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 said 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's and attorney's fees not  
exceeding the amounts provided by said  
ORS 86.778. Requests from persons  
named in ORS 86.778 for reinstatement  
quotes received less than six days prior  
to the date set for the trustee's sale will  
be honored only at the discretion of the  
beneficiary or if required by the terms  
of the loan documents. 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 said trust deed, and the words  
"trustee" and "beneficiary" include their  
respective successors in interest, if any.  
Without limiting the trustee's disclaimer  
of representation 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. The trustee's rules of auction may be  
accessed at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and are incorporated by this reference.  
You may also access sale status at [www.northwesttrustee.com](http://www.northwesttrustee.com)  
and [www.USA-Foreclosure.com](http://www.USA-Foreclosure.com). For further information,  
please contact: Nanci Lambert Northwest  
Trustee Services, Inc. P.O. Box 997  
Bellevue, WA 98009-0997 425-586-1900  
Mclver, Benjamin F. and Donna J. (TS#  
7431.20591) 1002.285271-File No.

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**TRUSTEE'S NOTICE OF SALE** File No.  
7367.22660 Reference is made to that  
certain trust deed made by John D. Gent  
and Nanda L. Gent, as tenants by the  
entirety, as grantor, to Cascade Title &  
Escrow, as trustee, in favor of Mortgage  
Electronic Registration Systems, Inc.  
solely as nominee for CMG Mortgage, Inc.  
dba CMG Financial, its successors and/or  
assigns, as beneficiary, dated 07/10/14,  
recorded 07/16/14, in the mortgage  
records of LANE County, Oregon, as  
2014-027367 and subsequently assigned to  
Pingora Loan Servicing, LLC by  
Assignment recorded as 2015-028831,  
covering the following described real  
property situated in said county and state,  
to wit: Lot 19, Block 2, KINGSTON, as  
platted and recorded in Book 16, Page  
30, Lane County Oregon Plat Records,  
in Lane County, Oregon. PROPERTY  
ADDRESS: 1475 Goodpasture Island  
Road Eugene, OR 97401 Both the  
beneficiary and the trustee have elected  
to sell the real property to satisfy the  
obligations secured by the trust deed  
and a notice of default has been recorded  
pursuant to Oregon Revised Statutes  
86.752(3); the default for which the  
foreclosure is made is grantor's failure  
to pay when due the following sums:

monthly payments of \$1,420.35 beginning  
4/01/14; monthly payments of \$1,420.36  
beginning 9/01/14; plus prior accrued late  
charges of \$176.79; plus advances of  
\$1,561.21; 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 the trust deed immediately due and  
payable, said sums being the following,  
to wit: \$156,611.37 with interest thereon  
at the rate of 8.55 percent per annum  
beginning 09/01/11; plus prior accrued  
late charges of \$176.79; plus advances  
of \$1,561.21; together with title expense,  
costs, trustee's fees and attorneys 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. WHEREFORE,  
notice hereby is given that the  
undersigned trustee will on May 31, 2016  
at the hour of 10:00 o'clock, A.M. in  
accord with the standard of time  
established by ORS 187.110, at the  
following place: inside the main  
entrance to the Lane County  
Courthouse, 125 E. 8th Avenue, in the  
City of Eugene, County of Lane, State  
of Oregon, sell at public auction to the  
highest bidder for cash the interest in the  
described real property 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 sale, including a  
reasonable charge by the trustee. Notice  
is further given that for reinstatement  
or payoff quotes requested pursuant to  
ORS 86.786 and 86.789 must be timely  
communicated in a written request that  
complies with that statute addressed to  
the trustee's "Urgent Request Desk"  
either by personal delivery to the trustee's  
physical offices (call for address) or by  
first class, certified mail, return receipt  
requested, addressed to the trustee's  
post office box address set forth in this  
notice. Due to potential conflicts with  
federal law, persons having no record  
legal or equitable interest in the subject  
property will only receive information  
concerning the lender's estimated or  
actual bid. Lender bid information is also  
available at the trustee's website, [www.northwesttrustee.com](http://www.northwesttrustee.com). 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  
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 said 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's and attorney's fees not  
exceeding the amounts provided by said  
ORS 86.778. Requests from persons  
named in ORS 86.778 for reinstatement  
quotes received less than six days prior  
to the date set for the trustee's sale will  
be honored only at the discretion of the  
beneficiary or if required by the terms  
of the loan documents. In construing  
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please contact: Nanci Lambert Northwest  
Trustee Services, Inc. P.O. Box 997  
Bellevue, WA 98009-0997 425-586-1900  
Gent, John D. and Nanda L. (TS#  
7367.22660) 1002.285269-File No.

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**TRUSTEE'S NOTICE OF SALE** File No.  
7431.20591 Reference is made to that  
certain trust deed made by Benjamin F.  
Mclver and Donna J. Mclver, as tenants  
by the entirety, as grantor, to Stewart  
Title Guar