

PUBLIC NOTICES

MEETING NOTICES

MEETING NOTICE

South Lane County Fire and Rescue Board of Directors will be holding a Special Board Meeting on **Tuesday, May 30, 2017 at 5:30 p.m.** at Station 2-1 located at 233 E. Harrison Avenue in Cottage Grove, Oregon. This meeting is pursuant to ORS 192.640(3) the Board of Directors will conduct discussion of Board Resolution 17-04 the 2017-2020 Local 851 Contract. There will be an Executive Session following directly after the Special Board Meeting Pursuant to ORS 192.660(2) (b) Discipline of Public Officers and Employees.

WEED ABATEMENT NOTICE

CITY OF DRAIN

WEED ABATEMENT NOTICE

Applies to all Property Within the Corporate Limits of the City of Drain

6.015 Obnoxious Vegetation. Definitions, Prohibitions, Abatement.

(1) As used in sections 6.015 to 6.025, the term "obnoxious vegetation" does not include an agricultural crop, unless that crop is a health hazard or a fire or traffic hazard, within the meaning of subsection (2) of this section.

(2) As used in sections 6.015 to 6.025, the term "obnoxious vegetation" includes:

- Poison Oak.
- Poison Ivy.
- Blackberry bushes that extend into a public thoroughfare or across a property line.
- Vegetation that is:
 - A health hazard.
 - A fire hazard because it is near other combustibles, or
 - A traffic hazard because it impairs the view of a public thoroughfare or otherwise makes use of the thoroughfare hazardous.

(3) As used in sections 6.015 to 6.025, the term "obnoxious vegetation" includes:

- Weeds more than 10 inches high.
- Grass more than 10 inches high and not within the exception stated in subsection (1) of this section.
- Except as section 6.020 provides to the contrary, no owner or person in charge of property may allow obnoxious vegetation to be on the property or in the right of way of a public thoroughfare abutting on the property. Obnoxious vegetation so located is a public nuisance.

(5) In accordance with sections 6.800 to 6.830:

- The city may abate the nuisance; and
- The costs that the city incurs in the abatement may be charged against the owner or person in charge or against the property itself.

Published as ordered Per City Ordinance No. 290
Carl A. Patenode, City Administrator
May 10, 17, & 24, 2017

ESTATE NOTICES

NOTICE TO INTERESTED PERSONS
ESTATE OF JOHN DWAIN LADD
LANE COUNTY CIRCUIT COURT CASE
NO. 17PB03488

NOTICE IS HEREBY GIVEN that LINDSEY L. REISER has been appointed Personal Representative of the Estate of John Dwaine Ladd. All persons having claims against the estate are required to present them, with written evidence thereof attached, to the Personal Representative, c/o Janice L. Mackey, HUTCHINSON COX, PO Box 10886, Eugene, Oregon 97440.

All persons having claims against the estate are required to present them within four months after the date of first publication of this notice to the Personal Representative at the address stated above for the presentation of claims or such claims may be barred.

All persons whose rights may be affected by these proceedings may obtain additional information from the records of the Court, the Personal Representative, or the Attorney for the Personal Representative, named above. Dated and first published May 10, 2017.

Petitioner:

Lindsey L. Reiser 2618 S. Tenmile Lake Lakeside, OR 97449 Phone: 541-953-5922

Attorney for Petitioner:

Janice L. Mackey OSB #003101
HUTCHINSON COX
PO Box 10886
Eugene, OR 97440
Phone: 541-686-9160
Fax: 541-343-8693
Email: jmackey@eugenelaw.com

NOTICE TO INTERESTED PERSONS

Notice is hereby given that William McLearn has been appointed personal representative of the Estate of Eileen McLearn, deceased, by the Circuit Court of the State of Oregon for Lane County, Probate File No. 17PB02669.

All persons having claims against the estate are hereby notified to present the same to the said personal representative, at the office of the personal representative's attorney at 1400 Executive Parkway, Suite 300, Eugene, OR 97401 within four months from the date of the first publication of this notice or their claims may be barred.

Date of the first publication of this notice is May 17, 2017.

All persons whose rights may be affected by the proceeding may obtain additional information from the records of the Court or from the personal representative, or from the personal representative's attorney, Kirk Strohmman, 1400 Executive Parkway, Suite 300, Eugene, OR 97401; Phone 541-342-1929.

PUBLIC NOTICES

NOTICE TO INTERESTED PERSONS

Notice is hereby given that Todd Clark has been appointed personal representative of the Estate of Lowell Dean Parker, deceased, by the Circuit Court of the State of Oregon for Lane County, Probate File No. 17PB03098.

All persons having claims against the estate are hereby notified to present the same to the said personal representative, at the office of the personal representative's attorney at 1400 Executive Parkway, Suite 300, Eugene, OR 97401 within four months from the date of the first publication of this notice or their claims may be barred.

Date of the first publication of this notice is May 17, 2017.

All persons whose rights may be affected by the proceeding may obtain additional information from the records of the Court or from the personal representative, or from the personal representative's attorney, Kirk Strohmman, 1400 Executive Parkway, Suite 300, Eugene, OR 97401; Phone 541-342-1929.

NOTICE TO INTERESTED PERSONS

Notice is hereby given that Deborah Carleton has been appointed personal representative of the Estate of Sarah Beth Fitzgerald, deceased, by the Circuit Court of the State of Oregon for Lane County, Probate File No. 17PB03032.

All persons having claims against the estate are hereby notified to present the same to the said personal representative, at the office of the personal representative's attorney at 1400 Executive Parkway, Suite 300, Eugene, OR 97401 within four months from the date of the first publication of this notice or their claims may be barred.

Date of the first publication of this notice is May 17, 2017.

All persons whose rights may be affected by the proceeding may obtain additional information from the records of the Court or from the personal representative, or from the personal representative's attorney, Kirk Strohmman, 1400 Executive Parkway, Suite 300, Eugene, OR 97401; Phone 541-342-1929.

NOTICE IS HEREBY GIVEN that Mary

Gammie has been appointed Personal Representative of the Estate of Donald Watts, Sr., deceased, Lane County Circuit Court Case No. 17PB03576. 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: May 17, 2017 /s/ Mary Gammie

Personal Representative

NOTICE IS HEREBY GIVEN that

Theresa M. Norris has been appointed Personal Representative of the Estate of Amanda Sue Taylor, deceased, Lane County Circuit Court Case No. 17PB03789. All persons having claims against the estate are required to present the same within four months from the first date of publication of this notice to the Personal Representative at 777 High St., #300, Eugene, OR 97401, or they may be barred.

Any person whose rights may be affected by these proceedings may obtain additional information from the records of the above-entitled Court or from the Personal Representative or from the Personal Representative's attorneys, Luvaas Cobb, P.C.

DATED and first published: May 17, 2017. /s/ Theresa M. Norris

Personal Representative

NOTICE IS HEREBY GIVEN that Barbara

Ann Hill has been appointed Personal Representative of the Estate of George Jason Williams, deceased, Lane County Circuit Court Case No. 17PB03779. 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: May 17, 2017 /s/ Barbara Ann Hill

Personal Representative

NOTICE IS HEREBY GIVEN that Virgil

L. Bean has been appointed Personal Representative of the Estate of Lorenzo Ray Wiscarson, deceased, Lane County Circuit Court Case No. 17PB03608. 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: May 17, 2017.

/s/ Virgil L. Bean

Personal Representative

TRUSTEE'S NOTICE

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OF SALE

OREGON TRUSTEE'S NOTICE OF SALE T.S. No: L550355 OR UNIT CODE: L Loan No: 8056531902/ADELTA AP #1: 0090546 Title #: Reference is made to that certain Trust Deed made by GEORG ADELTA, JESSICA ADELTA as Grantor, to FIDELITY NATIONAL TITLE CO as Trustee, in favor of FIRST TECH CREDIT UNION as Beneficiary. Dated 03/23/2006, Recorded 03/28/2006 as Instr. No. 2006-021056 in Book --- Page --- of Official Records in the office of the Recorder of LANE County; OREGON covering the following described real property situated in said county and state, to wit: SEE ATTACHED EXHIBIT EXHIBIT "A" PARCEL I: Beginning at the Southeast corner of that tract conveyed to Evan H. Campbell and Ona F. Campbell, husband and wife, by instrument recorded on Reel 10-53-D, Recorder's Reception No. 92722, Lane County Oregon Deed Records, said point being 356.24 feet South 83°41' West to a point on the Northerly right-of-way line of the McKenzie Highway. 777.28 feet South and 531.17 feet East of the West 1/4 corner of Section 15, Township 16 South, Range 5 East of the Willamette Meridian; and run thence North 1°57'30" East along the East line of said tract 200.0 feet; thence East 191.95 feet; thence South 177.88 feet to the Northerly right-of-way line of the McKenzie Highway; thence along said Northerly right-of-way line South 83°41' West 200 feet to the point of beginning, in Lane County, Oregon. Both the beneficiary and the trustee have elected to sell the said real property. The property will be sold to satisfy the obligations secured by said Trust Deed and a Notice of Default has been recorded pursuant to Oregon Revised Statutes 86.735(3); the default for which the foreclosure is made is Grantor's failure to pay when due, the following sums: 5 PYMTS FROM 09/10/16 TO 01/10/17 @ 989.00 \$4,945.00 5 L/C FROM 09/25/16 TO 01/25/17 @ 25.00 \$125.00 Sub-Total of Amounts in Arrears: \$5,070.00 Together with any default in the payment of recurring obligations as they become due. ALSO, if you have failed to pay taxes on the property, provide insurance on the property or pay other senior liens or encumbrances as required in the note and Trust Deed, the beneficiary may insist that you do so in order to reinstate your account in good standing. The beneficiary may require as a condition to reinstatement that you provide reliable written evidence that you have paid all senior liens or encumbrances, property taxes, and hazard insurance premiums. These requirements for reinstatement should be confirmed by contacting the undersigned Trustee. The street or other common designation if any, of the real property described above is purported to be: 55447 MCKENZIE RIVER DRIVE, BLUE RIVER, OR 97413

The undersigned Trustee disclaims any liability for any incorrectness of the above street or other common designation. 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: Principal \$44,239.75, together with interest as provided in the note or other instrument secured from 08/10/16, and such other costs and fees are due under the note or other instrument secured, and as are provided by statute. WHEREFORE, notice is hereby given that the undersigned trustee will, on 06/19/2017, at the hour of 10:00AM in accord with the Standard Time, as established by O.R.S. 187.110, <inside the main lobby of the Lane County Courthouse, 125 E 8th Ave, Eugene, OR 97401, County of LANE, State of OREGON, (which is the date, time and place set for said sale) 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 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 the right exists under O.R.S. 86.778, 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 paying 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 in the Notice of Default, that is capable of being cured by tendering the performance required under the obligation of the 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 O.R.S. 86.778. It will be necessary for you to contact the undersigned prior to the time you tender reinstatement or payoff so that you may be advised of the exact amount, including trustee's costs and fees, that you will be required to pay. Payment must be in the full amount in the form of cashier's or certified check. The effect of the sale will be to deprive you and all those who hold by, through and under you of all interest in the property described above. In construing this notice, the masculine gender includes the feminine and neuter, the singular gender 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. The Beneficiary may be attempting to collect a debt and any information obtained may be used for that purpose. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.

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. If available, the expected opening bid and/or postponement information may be obtained by calling the following telephone number(s) on the day before the sale: (916) 939-0772 or you may access sales information at www.nationwideposting.com DATED: 02/02/2017 CHRISTOPHER C. DORR, OSBA #992526 By: CHRISTOPHER C. DORR, ATTORNEY AT LAW, Trustee DIRECT INQUIRIES TO: T.D. SERVICE COMPANY FLORESCURE DEPARTMENT 4000 W. Metropolitan Drive, Suite 400 Orange, CA 92868 (800) 843-0260 Free legal assistance: Oregon Law Center Portland: (503) 473-8329 Coos Bay: 1-800-303-3638 Ontario: 1-888-250-9877 Salem: (503) 485-0696 Grants Pass: (541) 476-1058 Woodburn: 1-800-973-9003 Hillsboro: 1-877-726-4381 http://www.oregonlawcenter.org/ and Oregon Law Help Site (providing more information and a directory of legal aid programs) http://oregonlawhelp.org/OR/index.cfm and Oregon State Bar Lawyer Referral Service 503-684-3763 or toll-free in Oregon at 800-452-7636 http://www.osbar.org http://www.osbar.org/public/ris/ris.html#referral and information on federal loan modification programs at: http://www.makinghomeaffordable.gov/NPP0306767 TO: COTTAGE GROVE SENTINEL 05/03/2017, 05/10/2017, 05/17/2017, 05/24/2017

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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. If available, the expected opening bid and/or postponement information may be obtained by calling the following telephone number(s) on the day before the sale: (916) 939-0772 or you may access sales information at www.nationwideposting.com DATED: 02/02/2017 CHRISTOPHER C. DORR, OSBA #992526 By: CHRISTOPHER C. DORR, ATTORNEY AT LAW, Trustee DIRECT INQUIRIES TO: T.D. SERVICE COMPANY FLORESCURE DEPARTMENT 4000 W. Metropolitan Drive, Suite 400 Orange, CA 92868 (800) 843-0260 Free legal assistance: Oregon Law Center Portland: (503) 473-8329 Coos Bay: 1-800-303-3638 Ontario: 1-888-250-9877 Salem: (503) 485-0696 Grants Pass: (541) 476-1058 Woodburn: 1-800-973-9003 Hillsboro: 1-877-726-4381 http://www.oregonlawcenter.org/ and Oregon Law Help Site (providing more information and a directory of legal aid programs) http://oregonlawhelp.org/OR/index.cfm and Oregon State Bar Lawyer Referral Service 503-684-3763 or toll-free in Oregon at 800-452-7636 http://www.osbar.org http://www.osbar.org/public/ris/ris.html#referral and information on federal loan modification programs at: http://www.makinghomeaffordable.gov/NPP0306767 TO: COTTAGE GROVE SENTINEL 05/03/2017, 05/10/2017, 05/17/2017, 05/24/2017

NOTICE OF SALE

The names of the Grantors are MARK E. SHEQUIN and DIANE A. SHEQUIN. The name of the successor Trustee under the Trust Deed is JAMES A. HENDERSHOTT. The names of the Beneficiaries are PATRICK A. SHORT and LILAM. SHORT. The common address for the property is 19191 Highway 126, Walton, OR 97490. The legal description of the property which is located in Lane County, Oregon, is: "Beginning at an iron post with brass cap marking the East one quarter corner of Section 6, Township 18 South, Range 7 West, of the Willamette Meridian; thence North 11.14 feet and West 252.39 feet to the true point of beginning; thence North 87° 34' West 110.00 feet to a point; thence North 09° 26' West 1368.11 feet to a point; thence North 88°26' 30" West 344.78 feet to a point; thence South 08° 20' East 1357.52 feet to a point; thence South 87° 34' East 110.00 feet to a point; thence South 05° 06' West 429.09 feet to a point on the North right of way of a State Highway known as Route F; thence Northeastly along the North right of way of the said highway 370.11 feet to a point, the point being South 380.98 feet and West 41.16 feet from the true point of beginning; thence North 06° 10' East 383.20 feet to the true point of beginning, all in Lane County, Oregon." The Trust Deed is recorded in the mortgage records at Lane County Deeds and Records, Lane County Courthouse, Lane County, Oregon, as document No. 2012-028949. The default for which foreclosure is made consists of the failure of Grantors to pay real property taxes and interest levied on the above described real property for tax years 2013 through 2014 in the amount of \$1,042.86; and the failure of Grantors to pay real property taxes and interest levied on the above described real property for tax years 2015 through 2016 in the amount of \$1,091.50. The total sum owing on the obligation secured by the Trust Deed as of April 10th, 2017 is \$107,608.26. The Beneficiaries elect to sell the premises to satisfy the obligations owed, together with interest owed beyond April 10th, 2017, together with title expenses, costs, trustee's fee 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 any other accruing late charges and expenses. The property will be sold to satisfy the obligations. Wherefore, notice is hereby given that the undersigned trustee will on August 29, 2017, at 9:01 a.m. (Oregon daylight savings time as established by ORS 187.110) outside Room 400 (the main entrance door to the Lane County District Attorney offices) at the top of the main stairs (on the fourth floor) of the Lane County Courthouse, located at 125 E. 8th Ave., in Eugene, Lane County, Oregon, sell a public auction to the highest bidder for each the interest in the real property described above, which the grantor had or had power to convey at the time of execution by grantor of the trust deed together with any interest which the grantor or grantor's successor 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 paying to the beneficiary 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, the Trustee states "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

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this potential danger before deciding to place a bid for this property at the trustee's sale." James A. Hendershott, Successor Trustee, 132 E. Broadway, Suite 400, Eugene, OR 97401, telephone number 541-343-7314

TRUSTEE'S NOTICE OF SALE File No. 7727.20028 Reference is made to that certain trust deed made by Rivka D Gross and Keith D. McCormack, joining herein as Borrower, not as Owner, and for the purpose of securing his interest, if any, in the Property, wife and husband, as grantor, to Micheal G. Magnus, Esq., as trustee, in favor of USAA Federal Savings Bank, as beneficiary, dated 11/16/06, recorded 12/07/06, in the mortgage records of Lane County, Oregon, as 2006-087676, covering the following described real property situated in said county and state, to wit: Lots(s) 25, Block 2, Second Addition to Monta Vista Subdivision the City of Eugene, Lane County, Oregon recorded in plat Book 48, Page 18. Subject to restrictions, reservations, easements, covenants, oil, gas or mineral rights of record, if any. Known: 2097 W 29th Ave Parcel: 0703502 More Accurately Described as Follows: Lot 25, Block 2, Second Addition to Monta Vista, as platted and recorded in Book 48, Page 18, Lane County Oregon plat records, in Lane County, Oregon. PROPERTY ADDRESS: 2097 West 29th Avenue Eugene, OR 97405-1763 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 \$0.00 beginning 03/26/16; plus late charges of \$0.00 each month beginning ; plus prior accrued late charges of \$0.00; plus advances of \$2,257.43; 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: \$99,999.70 with interest thereon at the rate of 3.25 percent per annum beginning 02/26/16; plus late charges of \$0.00 each month beginning until paid; plus prior accrued late charges of \$0.00; plus advances of \$2,257.43; 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 August 15, 2017 at the hour of 10:00 AM, 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. 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 and are incorporated by this reference. You may also access sale status at www.northwesttrustee.com and www.U.S.A-Florescure.com. For further information, please contact: Nanci Lambert Northwest Trustee Services, Inc. P.O. Box 997 Bellevue, WA 98009-0997 586-1900 Gross, Rivka and McCormack, Keith (TS# 7727.20028) 1002.291037-File No.

TRUSTEE'S NOTICE OF SALE Reference is made to that certain trust deed made by Timothy S. Parker and Linda L. Parker as the grantors, James P. Laurick, as the trustee, and Point Property Management, LLC as the beneficiary under that certain Deed of Trust dated December 23, 2005, recorded on January 5, 2006, as document number 2006-000623 in the records of Lane County, Oregon, covering the following described real property situated in the above-mentioned county and state, to wit: Lying and being located in the City of Creswell, County of Lane, State of Oregon; all that certain parcel or tract of land known as: Parcel 1, Land Partition Plat No. 2000-P1366, as recorded May 17, 2000, in Lane County Plat Records, in Lane County, Oregon Property Address: 780 Holbrook Lane, Creswell, Oregon 97426 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 86.735(3); the default for which the foreclosure is made is grantor's failure to pay when due the following sums as of December 31, 2016:

Payments:	\$39,600
Late Charges:	\$975.00
Attorney fees and expenses: Accruing TSG:	\$411.00
Insurance:	Accruing

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, December 31, 2016, to-wit:

PRINCIPAL:	\$9,578.24
INTEREST:	\$25,437.46
LATE FEES:	\$975.00
TITLE FEES	\$
TSG:	\$411.00

LEGAL EXPENSES/COSTS: Accruing INSURANCE: Accruing

Interest continues to accrue at the stated rate of 8% per annum or \$13.06 per day. WHEREFORE, notice is hereby given that the undersigned trustee will on

August 4, 2017, at the hour of 1:00 p.m., in accord with the standard of time established by ORS 187.110, at the front of the main entrance of the

Lane County Courthouse, 125 E. 8th Avenue, Eugene, Oregon 97401, County of Lane, State of Oregon sell at public auction to the highest bidder for cash the interest in the real property described above which the grantor has or had power to convey at the time of the execution by grantor of the trust deed together with any interest which the grantor's 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 a reasonable charge by the trustee. Notice is further given that any person named in ORS 86.753 has the right, at any time prior to five days before the date last set for the sale, to have this foreclosure proceeding dismissed by payment of the entire amount then due and 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 86.753.

NOTICE TO INTERESTED PARTIES: OCCUPANT(S), 780 Holbrook Lane, Creswell, OR 97426

Oregon Dept. of Revenue, 955 Center Street NE, Salem, OR 97301-2555 Reference Nos. R060750509 and R060750512

James P. Laurick, Attorney for Trustee 7323 NW 19th Avenue, Portland, OR 97209, Phone: 503-224-0055
