

# MI TOWN



**PATTY TAYLOR DUTCHER**  
Columnist

Thanks to television, the internet, good old radio and seemingly endless robo-calls via our home and cell-phones, even those of us who are political junkies are becoming weary of the constant he said/she said of presidential politics. I'm looking forward to the arrival of the Voters Pamphlets in the mail so we can read and review the state and local issues. It's been said that "all politics is local," and most of what will impact our lives and the lives of others will occur on the issues closer to home than Washington, DC. Whatever is your political persuasion or affiliation — cutting through the myth and folklore is the first step before voting for any candidate. We can all learn something if we take the time to

listen for ourselves and make our own judgments after hearing both sides of any issue. That includes state and local ballot measures and candidates.

Construction continues at the Monmouth Senior Center, and the old metal roof was removed one day last week. Those of us who are almost daily visitors can see the new addition take shape, with minimum disruption to the ongoing programs and

classes. Sue Teal, center director, tells us that the monthly community breakfasts are on hiatus until the work is finished, and we're anticipating the good news within a month or two. If you're new to the area or haven't been by the center in a while, stop in to see all the good things that are happening right here in MI Town for those of us of a certain vintage.

If you haven't been out to Baskett Slough (on Highway 22) lately, these beautiful autumn days are great for walking, hiking or just watching Mother Nature at her best from the comfort of your car. The white pelicans have arrived and are quite the sight to see during the day, and especially in the

early evenings. The hiking group from the senior center spent a recent morning and early afternoon, and shared stories and photographs. It was fun to catch their enthusiasm and energy and a reminder to all of us that we don't need to go very far to enjoy such interesting sights.

Last Saturday our WOU wolves met Central Washington University at McArthur Stadium for this year's first home football game. As much as I love summer and all the activities that go with the season, it feels great to share in the excitement and just good fun of the Wolves' first football game here in MI Town. Best wishes and good luck to the Cental Panthers and Wolves as fall sports begin.

# PEDEE NEWS



**ARLENE KOVASH**  
Columnist

On Sept. 3, Aaron and Virginia Burbank's old house on Gage Road burned to the ground. It had recently been bought by Jason and Nicole Willwert, who were not at home at the time it burned. They are temporarily living in their shop, and church members and other neighbors are helping out, but they can still use many household items. Son Magus is 13, and twins Juniper and Von are 8. If anyone would like to help financially, send your contribution to Pedee Church, 12995 Kings Valley Hwy, Monmouth, 97361. Otherwise, talk to Pastor Daniel Russell about other

items that are needed.

Bill and Linda Chertudi traveled to Columbia Falls, Mont., in August to meet their new granddaughter, 6-week-old Charlotte Elizabeth, daughter of James and Lily Chertudi. She was born on July 8. This is James' first child and their 11th grandchild. The Chertudi's daugh-

ters Lisa Sisson and Michelle Unger and Michelle's daughter Lexy arrived by car a few days later to meet their new niece.

A ham radio class, under the leadership of Dean Sprague, started on Tuesday, and will be meeting for the next five Tuesdays, at 6 p.m., at Kings Valley Charter School. It is not too late to join, as yesterday's class was just the introduction. The ultimate goal of class members is to pass their tests for a ham radio license.

The Pedee Women's Club quilt show was quite a suc-

cess. They were hoping for at least 40 quilts, then thought they had 75, and then in the end displayed 134 quilts. Among the quilts shown were several vintage quilts, quilts made by the women for both children in the CASA program and for veterans, and the patriotic raffle quilt they made to earn money for the soldier fund. One quilt of note was a beautifully made Victorian-style crazy quilt of intricately embroidered silks and silk velvets, which had been given to June Clark's mother Betty Forry, now 103 years old, as a wedding gift in 1940.

# COMMUNITY CALENDAR

Continued from page 8A

## TUESDAY, SEPT. 20

- **Dallas Wingdingers RC Flying Club** — 7 p.m., Whitworth Elementary School library, 1151 SE Miller Ave., Dallas.. 503-623-7288.
- **Polk County Coin Club** — 7 p.m., Monmouth Senior Center, 180 S. Warren St., Monmouth. 503-362-9123.
- **Overeaters Anonymous** — Noon to 1 p.m., Salem Health West Valley, 525 SE Washington St., Dallas. Support group meets in the quiet room/chapel immediately inside the emergency entrance on Clay Street. Dee Ann White, 971-718-6444.
- **Polk County Battle Buddies support group** — 6 to 8 p.m., 486 SW Westwood Dr., Dallas. Support group for Polk County veterans. Dinner is served at 6 p.m. Free. 503-480-6254.

## WEDNESDAY, SEPT. 21

- **Helping Hands Emergency Food Bank** — 10 a.m. to noon, Monmouth Christian Church, 959 Church St. W., Monmouth. For eligible community members; available every Wednesday. 541-404-6517.
- **Willamette Valley Food Assistance Program Food Bank** — 1:30 to 6:30 p.m., 888 Monmouth Cutoff Road, Building E, Dallas. Weekly distribution for eligible community members. 503-831-5634.
- **Day-2-Day Diabetes Support Group** — 3 to 4 p.m., West Valley Hospital (main conference room inside main entrance), 525 SE Washington St., Dallas. 503-623-7323.



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## PUBLIC NOTICES

### TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by AAA Homes, LLC, as grantor, to AmeriTitle, 3201 Church Street NE, Salem, OR 97209, as trustee, in favor of Iron Bridge Mortgage Fund, LLC, as beneficiary, dated June 29, 2015, recorded on June 30, 2015, in the Records of Polk County, Oregon in instrument No. 2015 006585, covering the following described real property situated in that county and state, to-wit:

The Land is located in the City of Dallas, County of Polk, State of Oregon, and is described as follows: Beginning at a point on the East boundary of Uglow Avenue at 72.9 feet East of the Southeast corner of Block 16 of the Dallas Land and Improvement Company's Addition to the Town (now City) of Dallas, Polk County Oregon; thence East 128.3 feet to an iron pipe; thence North 65 feet; thence West 128.3 feet to an iron pipe on the East boundary of Uglow Avenue; thence South 65 feet to the place of beginning.

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 in grantor's failure to pay when due the following sums:

Late Fee January	\$76.17
Late Fee February	\$131.24
March Payment	\$818.46
Late Fee	\$122.77
Default Interest	\$163.69
April Payment	\$874.91
Late Fee	\$131.24
Default Interest	\$174.98
May Payment	\$846.68
Late Fee	\$169.34
Default Interest	\$122.17

Violation of provision prohibiting transfer to unrelated party - \$55,728.75

By reason of the default just described, 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:

Unpaid Principal	\$50,800.99
Accrued Interest (May 31, 2016)	\$3,414.96
Default Rate	682.99
Late Fee	507.41
Forced Insurance	322.50
TOTAL	\$55,728.75

plus foreclosure costs  
WHEREFORE, notice is hereby given that the undersigned trustee will on October 31, 2016, at the hour of 11:00 o'clock A.M., in accord with the standard of time established by ORS 187.110, at Polk County Court-house, Front Steps, 850 Main Street in the City of Dallas, County of Polk, 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 a reasonable charge by the trustee. 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 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 or which is secured by the trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.  
DATED June 21, 2016  
Denise J. Lukins, Trustee  
10000 NE 7th Avenue, Suite 403  
Vancouver, WA 98685  
360-448-2854  
I certify that I am the attorney or one of the attorneys for the above named trustee and that the foregoing is a complete and exact copy of the original trustee's notice of sale.  
Attorney for Trustee

(Sept. 14, 21, 28; Oct. 5, 2016)

### NOTICE OF SHERIFF'S SALE

On 14th day of October, 2016 at 10:00 a.m. at the Polk County Sheriff's Office, located at 850 Main St. Dallas, OR. 97338, the defendant's interest will be sold, subject to redemption, in the real property located at 326 & 336 Log Cabin St. Independence, OR. 97351. The court case number is 14P10018, where U.S. BANK, NATIONAL ASSOCIATION, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A. AS SUCCESSOR TO LASALLE BANK, N.A. AS TRUSTEE FOR THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-2, ITS SUCCESSOR AND/OR ASSIGNS is plaintiff, and ROBERTA N. SMITH; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 326 & 336 LOG CABIN STREET, INDEPENDENCE, OR 97351 is defendant. The sale is a public auction to the highest bidder for cash or cashier's check, in hand, made out to Polk County Sheriff's Of-

rice. For more information on this sale go to: <http://oregonsheriffssales.org/>

(Sept. 14, 21, 28; Oct. 5, 2016)

### NOTICE OF SHERIFF'S SALE

On 10-14-16 at 10:00 a.m. at the Polk County Sheriff's Office, located at 850 Main St. Dallas, OR. 97338, the defendant's interest will be sold, subject to redemption, in the real property located at 1255 Hemlock Lp., Independence, OR. 97351. The court case number is 15CV01906, where JPMORGAN CHASE BANK, NATIONAL ASSOCIATION is plaintiff, and JOHN E. TADE; STATE OF OREGON; PARTIES IN POSSESSION is defendant. The sale is a public auction to the highest bidder for cash or cashier's check, in hand, made out to Polk County Sheriff's Office. For more information on this sale go to: <http://oregonsheriffssales.org/>

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(Sept. 14, 21, 28; Oct. 5, 2016)

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On 10-14-16 at 10:00 a.m. at the Polk County Sheriff's Office, located at 850 Main St. Dallas, OR. 97338, the defendant's interest will be sold, subject to redemption, in the real property located at 673 Bryant St. Falls City, OR. 97344. The court case number is 14CV00537, where JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, its successors in interest and/or assigns is plaintiff, and STEPHAN F. WATERS; KATHRYN A. WATERS AKA CATHY STEEL AKA KATE STEEL AKA KATE A. WATERS AKA KATHRYN WATERS AKA KATHRYN A. STEELE AKA KATHRYN ANNE STEEL; CON-SECO FINANCE SERVICING CORP.; AND OCCUPANTS OF THE PREMISES is defendant. The sale is a public auction to the highest bidder for cash or cashier's check, in hand, made out to Polk County Sheriff's Office. For more information on this sale go to: <http://oregonsheriffssales.org/>

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