

PUBLISHED BY THE LA GRANDE OBSERVER & THE BAKER CITY HERALD - SERVING WALLOWA, UNION & BAKER COUNTIES



CLASSIFIEDS

DEADLINES:

LINE ADS:
Monday: noon Friday
Wednesday: noon Tuesday
Friday: noon Thursday

DISPLAY ADS:
2 days prior to
publication date

Baker City Herald: 541-523-3673 • www.bakercityherald.com • classifieds@bakercityherald.com • Fax: 541-523-6426
The Observer: 541-963-3161 • www.lagrandeobserver.com • classifieds@lagrandeobserver.com • Fax: 541-963-3674



970 - Autos For Sale

ROUTES AVAILABLE

LaGrande & Union

Independent Contracted Newspaper Carriers Wanted to deliver the LaGrande Observer
Mon., Wed. & Fri.
Stop by:
1406 5th St.
LaGrande, OR
to pick up
an information sheet!

990 - Four-Wheel Drive



2002 FORD EXPEDITION

XLT, V8, 4x4, 3rd row seat, tow package, 6 disc changer, new fuel pump, windshield, front wheel bearings, rear axle bearings carrier bearings, brakes & rotors, heater core, battery & alternator
Receipts available
166k miles. \$4200.
541-821-8900



1000
Legals

1001 - Baker County Legal Notices

PUBLIC NOTICE

Transient Lodging Tax Committee will meet on **Thursday, October 25th, 2018 from 10:00 am to 12:00 pm**, at the Baker County Courthouse, Baker City, Oregon. Baker County operates under an EEO policy and complies with Section 504 of the Rehabilitation Act of 1973 and the Americans with Disabilities Act. Assistance is available for individuals with disabilities by calling 523-8200 (TTY: 523-9538).

Legal No. 00056334
Published: October 22, 2018

GET QUICK CASH WITH THE CLASSIFIEDS!

Sell your unwanted car, property and household items more quickly and affordably with the classifieds. Just call us today to place your ad and get ready to start counting your cash. The Observer 541-963-3161. The Baker City Herald 541-523-3673

1001 - Baker County Legal Notices

IN THE BOARD OF COUNTY COMMISSIONERS OF THE STATE OF OREGON FOR THE COUNTY OF BAKER

IN THE MATTER OF

AN ORDER DIRECTING THE BAKER COUNTY SHERIFF TO MAKE SALE OF COUNTY PROPERTY; FIXING THE MINIMUM PRICE AND PROVIDING A PORTION OF THE CONDITIONS AND TERMS OF SALE

ORDER NO. 2018-158

WHEREAS, the Baker County Board of Commissioners, in accordance with ORS 275.320, designated property acquired through delinquent tax foreclosure as County Parks, commonly known as the Hunt Mountain Parcel, per Order No. 2017-164; and

WHEREAS, the Baker County Board of Commissioners held two public hearings and find that the sale of such properties to be in the best interest of the County per Order No. 2018-155; and,

NOW, THEREFORE, the Baker County Board of Commissioners ORDERS the sale of the following properties:

Reference

7750

Description

Hunt Mtn: Approx. 160 Acres located at Township 8S, Range 38E W.M., Section 10 SE 1/4, TL 1900

Real Market Value

Land: \$90,780
Structures: \$0
Total: \$90,780

Minimum Bid

\$80,000

Section B.

The following conditions and terms of sale are required for all properties sold:

1. Each purchaser will be issued a Quit Claim Deed, recorded at the expense of the purchaser. The purchaser will receive only such interest in the property as is owned by the County. The County makes no warranty or guaranty regarding liens or encumbrances. Any title or lien search is the sole responsibility of the purchaser.
2. Cash payment of property shall be made within 15 business days of the date of purchase.

Section C.

1001 - Baker County Legal Notices

Sale of listed properties shall take place on Monday, November 5, 2018 at 10:00 a.m. on the steps of the Baker County Courthouse, 1995 Third Street, Baker City, Oregon.

Done and Dated this 19th day of September, 2018.

BAKER COUNTY BOARD OF COMMISSIONERS

William "Bill" Harvey, Commissioner

Mark E. Bennett, Commissioner

Bruce A. Nichols, Commissioner

Legal No. 00056080
Published: October 1, 8, 15, 22, 2018

TRUSTEE'S NOTICE OF SALE T.S. No.:

OR-17-796613-SW Order No.: 170432866-OR-MSO Reference is made to that certain deed made by, **HELEN HERMAN** as Grantor to FIDELITY NATIONAL TITLE INSURANCE COMPANY, as trustee, in favor of **WELLS FARGO HOME MORTGAGE INC., A CALIFORNIA CORPORATION**, as Beneficiary, dated **7/10/2003**, recorded **7/18/2003**, in official records of BAKER County, Oregon in book/reel/volume No. fee/file/instrument/microfilm/reception number **03290048** and subsequently assigned or transferred by operation of law to **U.S. Bank National Association**, not in its individual capacity but solely as trustee for the **RMAC Trust, Series 2016-CTT** covering the following described real property situated in said County, and State. **APN: 4244 09S4021BB** The North 75 feet of Lots 12 and 13 of EAST GARDEN DISTRICT, in Baker City, County of Baker and State of Oregon. Commonly known as: **1605 AUBURN AVENUE, BAKER CITY, OR 97814** 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. The default for which the foreclosure is made is the grantors: **BORROWER(S) HAVE DIED AND THE PROPERTY IS NOT THE PRINCIPAL RESIDENCE OF AT LEAST ONE SURVIVING BORROWER AND, AS A RESULT, ALL SUMS DUE UNDER THE NOTE HAVE BECOME DUE AND PAYABLE.** By this reason of said default the beneficiary has declared all obligations secured by said deed of trust immediately due and payable, said sums being the following, to-wit: the sum of **\$83,603.50** together with interest thereon at the rate of 2.2900 per annum; plus all trustee's fees, foreclosure costs and any sums advanced by the beneficiary pursuant to

1001 - Baker County Legal Notices

the terms of said deed of trust. Whereof, notice hereby is given that **QUALITY LOAN SERVICE CORPORATION OF WASHINGTON**, the undersigned trustee will on **12/13/2018** 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 Baker County Courthouse, located at 1995 3rd St, Baker City, OR 97814** County of **BAKER**, 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 (if applicable) 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 the sale date. **For Sale Information Call: 916-939-0772** or Login to: www.nationwide-posting.com In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes plural, the word "grantor" includes any successor in interest to the grantor as well as any other persons owing an obligation, the performance of which is secured by said trust deed, 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 there are any irregularities are discovered within 10 days of the date of this sale, that 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,

1001 - Baker County Legal Notices

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.** T.S. No.: **OR-17-796613-SW** Dated: **7/31/2018** **Quality Loan Service Corporation of Washington, as Trustee** Signature, By: **Kristen Oswood, 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 #**0143537 10/1/2018 10/8/2018 10/15/2018 10/22/2018**

Legal No. 00055413
Published: October 1, 8, 15, 22, 2018

1010 - Union Co. Legal Notices

NOTICE OF SHERIFF'S SALE

On Thursday, November 8, 2018 at the hour of 10:00 a.m. at the Union County Sheriff's Office, 1109 K Ave, LaGrande, Oregon, the defendant's interest will be sold, subject to redemption, in the real property commonly known as: 855 Palmer Junction Road, Elgin, OR 97827. The court case number is 18CV06942, where U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS1, is the plaintiff, and Douglas Conrad Winkelman; Roger D. Hayes, Sr; Midland Funding, LLC; Arrow Financial Services, LLC and All Other Persons or Parties Unknown Claiming any Right, Title, Lien, or Interest in the Real Property Commonly Known as 855 Palmer Junction Road, Elgin, OR 97827, is defendant. The sale is a public auction to the highest bidder for cash or cashier's check, in hand, made out to Union County Sheriff's

1010 - Union Co. Legal Notices

Office. For more information on this sale go to: www.oregonsheriffsales.org

Published: October 1, 8, 15, 22, 2018
Legal No. 00056103

1010 - Union Co. Legal Notices

LOOK BEFORE YOU LEAP

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The early stages of communication disorders are easier to spot when you know the signs.

IDENTIFY THE SIGNS



AMERICAN SPEECH-LANGUAGE-HEARING ASSOCIATION

For info: IdentifyTheSigns.org

The most dangerous animals in the forest don't live there.

Ad Council

Now, being a minor in possession is a major offense.

Drive Sober. The Way to Go. Transportation Safety — ODOT