

102 Public Notices

IN THE MATTER OF THE ESTATE OF NICOLETTE BROWN, Deceased State of Oregon / County of Baker Circuit Court - In Probate Case No. 22PB08928

NOTICE TO INTERESTED PERSONS

NOTICE IS HEREBY GIVEN that the undersigned has been appointed personal representative. All persons having claims against the estate are required to present them, with vouchers attached, to the undersigned Personal Representative at Silven, Schmeits & Vaughan, Attorneys at Law, P.O. Box 965, Baker City, Oregon, 97814, within four (4) months after the date of first publication of this notice, or the claims may be barred.

All persons whose rights may be affected by the proceedings may obtain additional information from the records of the court, the Personal Representative, or the attorney for the Personal Representative.

Dated and first published October 4, 2022

Petitioner: Gary Brown 2116 Begonia Street Casper, WY 82604

Attorney for Estate: Floyd C. Vaughan-OSB #784167 P.O. Box 965 / 1950 Third Street Baker City, Oregon 97814 (541) 523-4444

Legal No. 320870 Published: October 4, 11, 18, 2022

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101 Legal Notices

NOTICE OF HEARING UNION COUNTY BOARD OF COMMISSIONERS RURAL FIRE DISTRICT ANNEXATION

NOTICE IS HEREBY GIVEN, a hearing will be held on Wednesday, October 19, 2022 at 9:15 a.m. to consider the annexation into the La Grande Rural Fire Protection District of property owned by Michael & Marilyn Jaeger, located at 60515 Bushnell Road, La Grande, Oregon. The property is located about 1.5 miles south of the City of La Grande, and is described as follows:

Parcel 2 of Partition Plat Number 2021-0015, as filed June 30, 2021 in Plat Cabinet "E" Slides 540 and 541 and recorded as Document No. 20212502, all in the records of Union County, Oregon;

SITUATE IN the Southwest quarter of the Southwest quarter of Section 16 and the Southeast quarter of Section 17, Township 3 South, Range 38 East of the Willamette Meridian, Union County, Oregon.

To listen to the meeting: Call (253) 215-8782 or (301) 715-8592 and enter meeting ID number 814 2000 6863 or join via link: https://us02web.zoom.us/j/81420006863

The meeting location is accessible to persons with disabilities. A request for accommodations for persons with disabilities should be made at least 48 hours before the meeting to Allison Moore, (541) 963-1001.

Scott Hartell Planning Director

Published: October 4, 13, 2022 Legal No. 320083

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Public Notice

dba Eastern Oregon Storage 2007 Adams Ave La Grande, Or 97850 541-963-1255

Pursuant of ORS 87.689 and ORS 87.691, the personal property of the following individuals will be auctioned due to long-term payment delinquency. An auction will be held on October 6, 2022 at 10:00 am to satisfy liens claimed by Braseth Properties.

The location of the auction will be at 10304 W Railroad Ave Island City, OR.

For information, call 541-963-1255

Mark Reno Unit IC465 Jesse Smith Unit A30

Published: September 27, October 4, 2022 Legal No. 319166

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Public Notice Announcing Scoping Meeting Powder Valley Water Control District Infrastructure Improvements

The United States Department of Agriculture Natural Resources Conservation Service (USDA- NRCS) in Oregon is considering improvements to irrigation infrastructure in Powder Valley Water Control District. Powder Valley Water Control District is the project sponsor and Farmers Conservation Alliance is assisting NRCS in this planning process.

The proposed project is located in Union County and Baker County, Oregon. The National Environmental Policy Act and the Council on Environmental Quality's regulations require an evaluation of potential environmental impacts associated with federal projects and actions with input from the public.

You are invited to attend a public scoping meeting where your input is requested. At the meeting, the range of resource issues and conceptual alternatives addressing system improvements in Powder Valley Water Control District will be presented. Participants will have an opportunity to submit their comments, ideas, and concerns.

Public Scoping Meeting Date: Wednesday October 5, 2022 Time: 6 PM to 7 PM Location: North Powder Rural Fire Protection District 710 E St., North Powder, OR 97867

Comments may be submitted during the public scoping period starting September 20, 2022 and ending on October 25, 2022. Comments may be emailed to powdervalley.wcd.comments@gmail.com, submitted online at oregonwatershedplans.org, submitted via phone at (541) 716-6085, or mailed to: Farmers Conservation Alliance, 102 State Street, Hood River, OR 97031.

Additional information is available online at oregonwatershedplans.org or the NRCS Oregon public notices webpage at nrcs.usda.gov/wps/portal/nrcs/main/or/newsroom/pnotice/.

Legal No. 317594 Published: September 20, 27, October 4, 2022



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SELL IT IN THE Classifieds advertisement with background image of classified ads.

HOROSCOPES by Stella Wilder. WEDNESDAY, OCTOBER 5, 2022 YOUR BIRTHDAY by Stella Wilder. Sagittarius, Capricorn, Aquarius, Pisces, Aries, Taurus horoscopes.

WEDNESDAY, OCTOBER 5, 2022 CROSSWORD PUZZLER

Crossword puzzle grid and clues. ACROSS: 1 Flat-bottomed boat, 5 Harsh cry, 8 TV set, 12 Not rosy, 13 Turkish title, 14 In the distance, 15 Bewildered, 16 Aug. and Jan., 17 Gain's opposite, 18 Pommel, 20 Marsupial pocket, 22 Navajo lodge, 24 Obtain, 27 Encourage strongly, 30 Ceremonies, 32 Faucet problem, 33 Milk qty., 34 Journey, 35 Weird, 37 Poet - Angelou, 38 That, Juanita. DOWN: 1 Health resort, 2 Wallet filler, 3 Bogus butter, 4 Prove durable, 5 Antique brooch, 6 In time gone by, 7 Holiday quaff, 8 Soft mineral, 9 Sci-fi craft, 10 College degs., 11 Sounds of hesitation, 19 The lady, 21 Picnic intruder, 23 Neutral tones, 24 Big steel town, 25 Name in essays, 26 Salt meas., 27 Coffee dispensers, 28 Costa, 29 College stat, 31 Hagen of 'The Other', 32 Up for payment, 33 Chewing at, 36 Opposite of 'paleo', 37 Rx writers, 40 Consumed, 41 Legend, 43 Surrender territory, 44 Exiled Roman poet, 45 Hatcher or Garr, 46 Crane arm, 47 Ms. Merkel, 48 Afire, 50 Take in, 52 Butterfly catcher.

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TS No. OR0800028-22-1 APN 4857 TO No DEF-396238 TRUSTEE'S NOTICE OF SALE Reference is made to that certain Trust Deed made by, ANGELA M KIRBY as Grantor to U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION as Trustee, in favor of U.S. BANK NATIONAL ASSOCIATION as Beneficiary dated as of June 20, 2005 and recorded on July 28, 2005 as Instrument No. 05300384B of official records in the Office of the Recorder of Baker County, Oregon to-wit: APN: 4857 A PARCEL OF LAND LOCATED IN THE COUNTY OF BAKER, STATE OF OREGON, AND KNOWN AS: BEING LOT 8, BLOCK K, IN REVISED PLAT OF HAINES TOWNSITE, IN THE CITY OF HAINES OF BAKER COUNTY RECORDS. Commonly known as: 812 ROBERT ST, HAINES, OR 97833 Both the Beneficiary, U.S. Bank National Association, and the Trustee, Nathan F. Smith, Esq., OSB #120112, 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 86.735(3) of Oregon Revised Statutes. The default for which the foreclosure is made is the Grantor's failure to pay: Failed to pay payments which became due Monthly Payment(s): 35 Monthly Payment(s) from 11/01/2019 to 09/30/2022 at \$407.33 Late Charge(s): 754.00 By this reason of said default the Beneficiary has declared all obligations secured by said Trust Deed immediately due and payable, said sums being the following, to-wit: The sum of \$19,742.27 together with interest thereon at the rate of 8.74000% per annum from October 25, 2019 until paid; plus all accrued late charges thereon; and all Trustee's fees, foreclosure costs and any sums advanced by the Beneficiary pursuant to the terms of said Trust Deed. Wherefore, notice is hereby given that, the undersigned Trustee will on February 16, 2023 at the hour of 10:00 AM, Standard of Time, as established by Section 187.110, Oregon Revised Statutes, Front Entrance, Baker County Courthouse, 1995 3rd Street, Baker City, OR 97814 County of Baker, 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 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the Trust Deed reinstated by payment to the Beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, Trustee's or attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or Trust Deed, at any time prior to five days before the date last set for sale. 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 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" includes their respective successors in interest, if any. Dated: 9/22/22 By: Nathan F. Smith, Esq., OSB #120112 Successor Trustee Malcolm & Cisneros, A Law Corporation Attention: Nathan F. Smith, Esq., OSB #120112 c/o TRUSTEE CORPS 17100 Gillette Ave, Irvine, CA 92614 949-252-8300 Order Number 85952, Pub Dates: 10/5/2022, 10/12/2022, 10/19/2022, 10/26/2022, BAKER CITY HERALD

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AMENDED TRUSTEE'S NOTICE OF SALE

Reference is made to that certain Notice of Default and Election to Sell dated March 24th, 2020, recorded on March 24, 2020, in the official records of Baker County, Oregon, as Instrument No. B20120111, and that certain trust deed made by GARY W. McCOSHUM and CASSIE HAMMAR, as grantors, to ANDREW G. MARTIN, Attorney at Law, whose address is P.O. Box 1026, Baker City, OR 97814, as successor trustee, in favor of PATSY L. YARBRO (by and through Reva M. Vrieswyk, Personal Representative for the Estate of Patsy L. Yarbros), as beneficiary, dated April 17, 2014, recorded on April 24, 2014 in the official records of Baker County, Oregon as Instrument 14160151 covering the following described real property located at 371 NE Climax St., Sumpter, Oregon 97877 situated in said county and state, to-wit:

Lots 9 and 10, Block 8, SUMPTER HEIGHTS McEWEN ADDITION TO THE TOWN OF SUMPTER, in the City of Sumpter, County of Baker and State of Oregon. (Account No. 5162)

TOGETHER WITH A 1984 Freedom/Skyline Manufactured Structure, Model No. KNLWD, Home ID No. 245644

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 of default has been recorded pursuant to ORS 86.752; the default for which the foreclosure is made is grantor's failure to pay when due the following sums: (a) the balance owing on the Promissory Note in the amount of \$89,500.00 plus interest that was due in full on April 24, 2017; (b) real property taxes for the 2017-2018 tax year in the amount of \$1,180.37 plus interest that becomes due prior to sale or cure; (c) real property taxes for the 2018-2019 year in the amount of \$1,223.33 plus interest that becomes due prior to sale or cure; (d) real property taxes for the 2019-2020 year in the amount of \$1,253.93 plus interest that becomes due prior to sale or cure; (e) real property taxes for the 2020-2021 year in the amount of \$1,285.59 plus interest that becomes due prior to sale or cure; (f) real property taxes for the 2021-2022 year in the amount of \$1,381.04 plus any future installments and interest that become due prior to sale or cure.

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:

Unpaid Principal: \$ 87,029.92 Delinquent interest from 01/31/17 to 07/26/22: \$ 28,662.93 TOTAL DUE: \$115,692.85 plus daily interest accrual at the rate of \$14.31 per diem from 7/27/22 until date of sale plus future advances as authorized by said trust deed and all taxes and foreclosure costs such as recording, publication and title fees incurred herein.

WHEREFORE, notice is hereby given that the undersigned trustee will on Tuesday, December 13, 2022, at the hour of 11:00 o'clock A.M., in accord with the standard of time established by ORS 187.110, at the office of Intermountain Law, P.C., 3370 10 th Street, Suite H, City of Baker City, County of Baker, State of Oregon, sell at public auction to the highest bidder for cash, certified check or money order the interest in the said described real property which the grantor had or had power to convey at the time of the execution by grantor of the said trust deed, together with any interest which the grantor or grantor's 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 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 cost and expenses actually incurred in enforcing the obligation and trust deed, together with trustee's fees and attorney's fees pursuant to ORS 86.778.

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.

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.

DATED: August 3rd, 2022.

Andrew G. Martin, Trustee PO Box 1026 Baker City, OR 97814 (541)523-6535

Legal No. 319094 Published: September. 27, October 4, 11, 18, 2022