

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain Deed of Trust made by TARA M. DYRSET, as Grantor, to the Rural Housing Service or its successor agency, as the Trustee, in favor of the United States of America acting through the Rural Housing Service or successor agency, United States Department of Agriculture, as Beneficiary, dated May 15, 2003, recorded May 16, 2003, as Document No. 200307007, Records of Clatsop County Oregon, covering the following described real property situated in Clatsop County, OR, to-wit: **Lots 19 and 20, Tract A, Block 1, OLNEY'S ADDITION, as subdivided by Otto Sund, et al in the City of Astoria, County of Clatsop, State of Oregon.**

Commonly referred to as 1477 Third Street, Astoria OR 97103.

Alan N. Stewart of Merrill O'Sullivan, LLP, 805 SW Industrial Way, Suite 5, Bend OR 97702, was appointed Successor Trustee by the Beneficiary on June 14, 2019.

Both the Beneficiary and Trustee have elected to sell the said real property to satisfy the obligations secured by said Deed of Trust 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: **As of June 14, 2019, pursuant to a Promissory Note dated May 15, 2003, and a Reamortization Agreement dated February 15, 2015, the total amount of \$9,047.98, plus late charges in the amount of \$199.38 and fees due in the amount of \$0.00, for a total delinquency of \$9,247.36.**

By reason of the default, the Beneficiary has declared all sums owing on the obligation secured by the Deed of Trust immediately due and payable, those sums being the following, to-wit: **As of June 14, 2019, unpaid principal in the amount of \$107,937.03, accrued interest in the amount of \$4,826.13, subsidy recapture in the amount of \$35,018.58, assessed fees in the amount of \$0.00, and interest on fees in the amount of \$0.00, for a total amount of \$147,781.74, plus interest continuing to accrue at the rate of \$17.7431 per day, including daily interest on fees at the rate of \$0.0000, until paid, plus any unpaid property taxes, attorney's fees, foreclosure costs, and sums advanced by the beneficiary pursuant to the terms of said Deed of Trust.**

WHEREFORE, notice is hereby given that the undersigned Trustee will on November 20, 2019, at the hour of 11:00 o'clock, A.M., in accord with the standard of time established by ORS 187.110, at the following place: 749 Commercial Street, in the City of Astoria, County of Clatsop, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which the Grantor has or had power to convey at the time of the execution by Grantor of the said Deed of Trust, together with any interest which the 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 (5) days before the date last set for the sale, to have this foreclosure proceeding dismissed and the Deed of Trust reinstated by payment to the Beneficiary of the entire amount then due (other than such portion of the principal and interest 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 Deed of Trust, 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 Deed of Trust, together with Trustee's and attorney's fees not exceeding the amounts provided by said ORS 86.778.

In accordance with the Fair Debt Collection Practices Act, this is an attempt to collect a debt, and any information obtained will be used for that purpose. This communication is from a debt collector.

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 of which is secured by said Deed of Trust, and the words "Trustee" and "Beneficiary" include its respective successors in interest, if any.

DATED: June 27, 2019

ALAN N. STEWART, Successor Trustee
Merrill O'Sullivan, LLP
805 SW Industrial Way, Suite 5
Bend, OR 97702
Telephone: 541-389-1770

**IN THE CIRCUIT COURT OF THE STATE OF OREGON
FOR THE COUNTY OF CLATSOP**

In the Matter of the Estate of DUSTIN FRITZ LEER, Deceased

Case No.: 19PB04749

NOTICE TO INTERESTED PERSONS

NOTICE IS HEREBY GIVEN that Lloydian Leer has been appointed Personal Representative. All persons having claims against the estate are required to present them, with vouchers attached, to the Personal Representative c/o Seaside Attorneys, 842 Broadway, Seaside Oregon 97138, 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 lawyer for the Personal Representative, Jeremy Rust.

Dated and first published on Aug. 9, 2019.

Jeremy Rust, OSB No. 094927
Seaside Attorneys
842 Broadway
Seaside, Oregon 97138
Attorney for Personal Representative

**IN THE CIRCUIT COURT OF THE STATE OF OREGON
FOR THE COUNTY OF CLATSOP**

In the Matter of the Estate of ALTHEA NORENE BELLAMY, Deceased

Case No.: 19PB05658

NOTICE TO INTERESTED PERSONS

NOTICE IS HEREBY GIVEN that David Starr has been appointed Personal Representative. All persons having claims against the estate are required to present them, with vouchers attached, to the Personal Representative c/o Seaside Attorneys, 842 Broadway, Seaside Oregon 97138, 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 lawyer for the Personal Representative, Jeremy Rust.

Dated and first published on Aug. 9, 2019.

Jeremy Rust, OSB No. 094927
Seaside Attorneys
842 Broadway
Seaside, Oregon 97138
Attorney for Personal Representative

NOTICE OF PUBLIC HEARING

A public hearing is scheduled before the City of Warrenton Planning Commission at 6:00 p.m. on September 12, 2019 at the Warrenton City Hall, Commission Chambers, regarding a conditional use permit application submitted by Pacific Seafoods Group to reuse an existing office building for employee housing in the Water Dependent Industrial Shorelands (I-2) zoning district. The subject property is identified as Tax Lot 810090002702, 500, 600, 700, & 800 and is located at 1815 NW Warrenton Drive in Hammond.

This application will be reviewed under the procedures, standards and criteria in Warrenton Municipal Code (WMC) 16.208.050, Type III Procedure—Quasi-Judicial; WMC 16.220, Conditional Use Permits; WMC 16.212 Site Design Review, and WMC 16.64 Water Dependent Industrial Shorelands zoning district.

Anyone wishing to participate may testify verbally at the public hearing, or if not able to attend the hearing may submit written testimony, which must be received by the Warrenton Community & Economic Development Department by 5:00 P.M. on the day of the hearing. Written comments may be mailed to Kevin A Cronin, Community Development Director, P.O. Box 250, Warrenton Oregon, 97146-0250, or hand delivered to City Hall, 225 S Main. Failure to raise an issue on the record in person or by letter before the close of the record at the City's public hearing, or failure to provide statements or evidence sufficient to afford the decision making body an opportunity to respond to the issue, will preclude appeal to the Land Use Board of Appeals based on that issue.

The application and staff report are available for review and/or purchase at the City of Warrenton; or by contacting Kevin A. Cronin, Community Development Director at 503-861-0920 or cityplanner@ci.warrenton.or.us. The staff report will be available for review at no cost at least seven (7) days before the hearing.

Published: The Columbia Press, August 16, 2019

NOTICE OF PUBLIC HEARING

The Warrenton Planning Commission will conduct a public hearing at 6:00 P.M. September 12, 2019 at the Warrenton City Hall, Commission Chambers to consider Case No. DCR 19-1 & RZ 19-1: Spur 104 Neighborhood Master Plan, DCR 19-2: Housing Code Amendments, DCR 19-3: PUD Amendments for Warrenton Schools Campus Master Plan, an amendment to Warrenton Municipal Code Section 16.12.010 Definitions, 16.28 R-10 Low Density Residential, 16.32 Medium Density Residential, 16.36 High Density Residential, 16.40 General Commercial, 16.44 Commercial Mixed Use, 16.128 Vehicle Parking, 16.180 Accessory Dwelling Units, 16.224 Planned Unit Developments, Addition of New Zoning Overlay 16.116 Neighborhood Master Plan to Division 2 Land Use Districts, Comprehensive Plan Amendment, and Zoning Map Amendment. This case will be reviewed under the procedures, standards and criteria in Warrenton Municipal Code 16.208.060, Type IV Procedure (Legislative and Map Amendments.) and Chapter 16.232 Amendments to Comprehensive Plan Text and Map, Rezone and Development Code.

Anyone wishing to testify on this proposal may either attend the public hearing and speak to the Planning Commission, or submit written materials, which must be received by the Warrenton Planning and Building Department no later than 5:00 P.M. on the day of the hearing. Written comments may be mailed to Kevin A. Cronin, Community Development Director, Community & Economic Development Department, P.O. Box 250, Warrenton Oregon, 97146-0250.

Anyone wishing to review and/or purchase copies of the proposed legislation and/or staff report may do so at Warrenton City Hall, 225 South Main, or may contact Kevin A. Cronin, Community Development Director at 503-861-0920 – cityplanner@ci.warrenton.or.us. The staff report will be available for review at no cost at least seven days before the hearing.

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