

## Lexington Grange plans meeting

The Lexington Grange #726 will hold their annual picnic June 24 with dinner at 1 pm. The picnic will be held at the Cutsforth Cabin

### PUBLIC NOTICE

**NOTICE OF SURPLUS SALE**  
The following items have been determined surplus by the Morrow County Health District. These items will be sold in a sealed bid auction. All items will be available to view from Wednesday, June 7, through Friday, June 16, by calling 676-9133 or by going to 564 E Pioneer Dr., Heppner, OR. All bids must be received at Pioneer Memorial Hospital Business Office no later than 4:00 PM on Friday, June 16. All bids must be in a sealed envelope marked "Surplus Sealed Bid". All items bid on must be specific, including name of item, any specific identifications of item, how many of the items you want, and the amount you are going to pay. All items are sold as is. The items are as follows- Copier, Printer, 2 Autoclaves, Water Sterilizers, Chemistry Analyzer, 2 complete Computers, Computer software and books, 2 IV pumps, misc. Chairs, portable files, overbed tables, Hoyer lift, walkers, concrete flower pattern blocks, grocery cart, night stands, misc. doors, table and chair set, pot warmer, laundry cart, hair dryer, storefront door, garbage can, 2 drawer filing cabinet, sink base cabinet, end tables, stair stepper, treadmill, stationary bicycle, medical cart, misc. TV's, recliner, transformer, PT table, storage shelf and air purifier.  
Published: June 7 and 14, 2000

### PUBLIC NOTICE

**IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF MORROW**  
Probate Department  
In the Matter of the Estate of: **JOSEPH A. CUNHA, Deceased.**  
No. 00 PR 002  
**NOTICE TO INTERESTED PERSONS**  
Notice is given that the undersigned has been appointed and has qualified as the personal representative of the estate. All persons having claims against the estate are required to present it, with proper vouchers, within four months after the date of first publication of this notice, as stated below, to the personal representative at the offices of Kuhn, Spicer & Mills, 269A N. Main Street, P. O. Box 428, Heppner, Oregon 97836, or they may be barred.

All persons whose rights may be affected by the proceedings in this estate may obtain additional information from the records of the court, the personal representative or the attorney for the personal representative.  
DATED and first published May 24, 2000

(s) Michael A. Mills,  
OSB #76207  
Attorney for  
Personal Representative  
Published: May 24, 31, June 7 and 14, 2000

### PUBLIC NOTICE

**TRUSTEE'S NOTICE OF SALE**  
Loan No: 4108873805  
T.S. No: 1023161-03  
69492  
Reference is made to that certain deed made by CHARLES W HERMANN AND KAREN L HERMANN, HUSBAND AND WIFE, as Grantor to MORROW COUNTY ABSTRACT & TITLE CO., INC, as Trustee, in favor of WESTERN HERITAGE FEDERAL SAVINGS & LOAN ASSOCIATION, as Beneficiary, dated June 27, 1980, recorded June 27, 1980, in official records of MORROW County, Oregon in book/reel/volume No. \*\* at page No. \*\*, fee/file/instrument/microfile/reception No. M-17437 (indicated which), covering the following described real property situated in said County and State, to-wit:  
THE SOUTH 246.07 FEET OF THE EAST 330.00 FEET OF LOT 15, BLOCK 19 WEST, IN SECTION 25, TOWNSHIP 5

NORTH, RANGE 26, EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF MORROW AND STATE OF OREGON \*\* RERECORDED 9-2-80 #M-17677

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 86.735(3) of Oregon Revised Statutes: the default for which the foreclosure is made is the grantor's:

Failure to pay the monthly payment due December 1, 1999 of principal, interest and impounds and subsequent installments due thereafter; plus late charges; together with all subsequent sums advanced by beneficiary pursuant to the terms and conditions of said deed of trust.

Monthly payment \$356.34  
Monthly Late Charge \$12.59

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 \$2,343.07 together with interest thereon at the rate of 9.250 % per annum from 11/01/1999 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 and conditions of said deed of trust.

Whereof, notice hereby is given that, CAL-WESTERN RECONVEYANCE CORPORATION the undersigned trustee will on September 6, 2000 at the hour of 1:00 PM, Standard of Time, as established by Section 187.110, Oregon Revised Statutes, at AT THE FRONT DOOR TO THE MORROW COUNTY COURTHOUSE, COURT STREET City of HEPPNER, County of MORROW, 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 86.753 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 and 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.

Loan No: 4108873805  
T.S. No: 1023161-03  
**TRUSTEE'S NOTICE OF 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" include their respective successors in interest, if any.  
Dated: April 24, 2000  
CAL-WESTERN RECONVEYANCE CORPORATION  
525 EAST MAIN STREET  
P.O. BOX 22004  
EL CAJON CA 92022-9004  
CAL-WESTERN RECONVEYANCE CORPORATION  
(619)590-9200 Ext.

Signature/By:  
(s) Yvonne J. Wheeler, A.V.P.  
STATE OF CALIFORNIA  
COUNTY OF SAN DIEGO } SS  
I, the undersigned, certify that I am the Trustee Sale Officer, and that the foregoing is a complete and exact copy of the original Trustee's Notice of Sale.  
ESTHER P. CHAMBERLAIN  
TRUSTEE SALE OFFICER  
Published: May 24, 31, June 7, 14, 2000  
Affid (2)

### PUBLIC NOTICE

**Request For Proposal Staffing for Baker/Morrow Regional Partnership**

The Baker/Morrow Regional Partnership is requesting proposals for staffing and fiscal administration for the partnership and Regional Investment Board serving Baker and Morrow Counties. The contract period will be from July 1, 2000 through June 30, 2001. Proposals are due June 28, 2000. To receive a copy of the request for proposals, call NEOEDD at 1-800-645-9454 or GEODC at 541-276-6745.  
Published: June 14, 2000  
Affid

### PUBLIC NOTICE

**Trustee's Notice of Sale Pursuant To O.R.S. 86.705, et seq. and O.R.S. 79.5010, et seq. Trustee No: 2000-19230-A Reference is made to that certain deed made by Joy Arellano, as grantor, to Mid Columbia Title, as Trustee, in favor of Long Beach Mortgage Company, as beneficiary, dated 12/22/1998, recorded 01/11/1999 in the mortgage records of Morrow, Oregon, as Instrument No. 56427 in book "M", page 56427. The beneficial interest under said Trust Deed and the obligations secured thereby are presently held by Long Beach Mortgage Company Said Trust Deed describes the following described real property situated in said county and state to-wit: Lot 1, Edgewood Villa, in the City of Irrigon, County of Morrow and State of Oregon. The street address or other common designation, if any, of the real property above is purported to be: 1359 Idaho Ave Irrigon, Oregon 97844 The undersigned trustee, Fidelity National Title Insurance Company, hereby certifies that no assignments of the Trust Deed by the trustee or by the beneficiary and no appointments of a successor-trustee have been made except as recorded in the mortgage records of the county or counties in which the above described real property is situate, further that no action has been instituted to recover debt, or any part thereof, now remaining secured by the said Trustee Deed, or, if such action has been instituted, such action dismissed except as permitted by O.R.S. 86.735 (4). There is a default by the Grantor or other person owing an obligation the performance of which is secured by said Trust Deed, or by their successor in interest, with respect to provisions therein which authorize sale in the event of default of such provisions, the default for which foreclosure is made is Grantor's failure to pay when due the following sums: From 1/1/2000 Int. Rate 9.625 No. Pmt 10 Amount \$478.50 Impound \$13.78 Total \$4,922.80 Late Charges: \$215.37 Advances & Adjustments Schedule: Description delq prior L/C Interest Rate 0 Amount 23.93 Description NSF check fee Interest Rate 0 Amount \$25.00 Description misc fees Interest Rate 0 Amount -\$7.72 Description suspense bal interest rate 0 Amount \$125.00 Total interest on advances & Adjustments: \$0.00 Grand Total: \$5,367.38 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 deed of trust, 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. 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: The installment of principal, interest & impounds which became due on 01-01-00 and all subsequent installments together with late charges, advances, assessments and attorney fees, if any. Nothing in this notice shall be construed as a waiver of any fees owing to the beneficiary under the**

deed of trust, pursuant to the terms of the loan documents. Wherefore, notice hereby is given that the undersigned trustee will, on 10/05/2000, at the hour of 1:00 PM in accord with the standard of time established by O.R.S. 187.110 at the following place: at the front door, Morrow County Courthouse, Court Street, Heppner, Oregon County of Morrow State of Oregon, sell at public auction to the highest bidder for cash, the interest in the said described real property with the Grantor has or had power to convey at the time of execution by him of the said Trust Deed, together with any interest which the Grantor 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 reasonable charge by the trustee. Notice is further given that any person named in O.R.S. 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 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 obligations or to cure to default, by paying all costs and expenses actually incurred in enforcing the obligation and Trust Deed, together with trustee's and attorney's fees. 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 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: May 25, 2000 Fidelity National Title Insurance Company By A. Fragassi For further information, please contact: Fidelity National Title Insurance Company 401 S. W. 4th Avenue Portland, OR 97204 C/O Law Office of Steven J. Melmet, Inc. State of CA) County of ORG)ss. I Certify that, I, A. Fragassi am an authorized representative of Fidelity National Title Insurance Company, trustee, and the foregoing is a complete and exact copy of the original trustee's notice of sale. A. Fragassi Authorized Representative of Trustee. This is an attempt to collect a debt and any information obtained will be used for that purpose. P134499 6/14/6/21 6/28 7/5/2000  
Published: June 14, 21, 28 and July 5, 2000

### PUBLIC NOTICE

00-13992  
**TRUSTEE'S NOTICE OF SALE**  
A default has occurred under the terms of a trust deed made by Gene L. Lancaster, Jr. and Shannon M. Lancaster, husband and wife, as joint tenants, as grantor, to Morrow County Abstract & Title Company, Inc., as Trustee, in favor of Residential Money Centers, Inc., as Beneficiary, dated December 11, 1996, recorded December 16, 1996, in the mortgage records of Morrow County, Oregon, in Book No. M, at Page 49642, beneficial interest having been assigned to The Chase Manhattan Bank, as Trustee of IMC Home Equity Loan Trust 1997-2, under the Pooling and Servicing Agreement dated as of March 1, 1997, covering the following described real property:  
The South 26 feet of Lot 1, Block 7, the North 26 feet of Lot 2, Block 7, the North 40.00 feet of Lot 1, Block 7, in the original town, now the City of Heppner, Morrow County, State of Oregon, and Lots 21 and 22 in Block 7 in Stansbury's Addition to the City of Heppner lying West of Willow Creek, in Section 35, Township 2 South, Range 26, East of the Willamette Meridian, Morrow County, Oregon. EXCEPTING there from the South 40 feet of Lot 21 in Block 7. COMMONLY KNOWN AS: 270 North Chase Street, Heppner, OR 97836  
Both the beneficiary and the trustee have elected to sell the said real property 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:

Monthly payments in the sum of \$261.17 from December 16, 1998, together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns.

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 sum being the following, to-wit:

\$23,899.03, together with interest thereon at the rate of 12.74000% per annum from November 16, 1998 together with all costs, disbursements, and/or fees incurred or paid by the beneficiary and/or trustee, their employees, agents or assigns.

WHEREFORE, notice hereby is given that the undersigned trustee will on August 30, 2000 at the hour of 11:00 AM, in accord with the standard time established by ORS 187.110, at the main entrance of the Morrow County Courthouse, located at 100 Court Street, in the City of Heppner, County of Morrow, 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 of 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 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 and the trust deed reinstated by payment to the beneficiary of the entire amount 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 obligations 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 86.753.

In construing this notice, the masculine gender includes the feminine and the neuter, 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.

Also, please be advised that pursuant to the terms stated on the Deed of Trust and Note, the beneficiary is allowed to conduct property inspections while property is in default. This shall serve as notice that the beneficiary shall be conducting property inspections on the said referenced property.

The Fair Debt Collection Practice Act requires that we state the following: This is an attempt to collect a debt, and any information obtained will be used for that purpose. If a discharge has been obtained by any party through bankruptcy proceedings: This shall not be construed to be an attempt to collect the outstanding indebtedness or hold you personally liable for the debt.

**KELLY D. SUTHERLAND**  
Successor Trustee  
By: (s) Kelly D. Sutherland  
Dated 4/26/00  
State of Washington, County of Clark, ss:

I, the undersigned certify that the foregoing instrument is a complete and exact copy of the original Trustee's Notice of Sale  
**SHAPIRO & KREISMAN**  
201 NE Park Plaza Drive, #150  
Vancouver, WA 98684  
(360)260-2253  
Lender Loan #: 439828  
Published: June 7, 14, 21, 28, 2000  
Affid

**FAX - Send or Receive Gazette-Times 676-9211**

## CLASSIFIED ADS

**.40 per word**  
**Card of Thanks: up to 100 words - \$5**  
**Deadline: Tuesday at noon**

### NOTICES

**Want to get on the Internet, but not sure how?** Take the first step and pick up your Internet Sign-up Pack. The pack has phone numbers, prices and other information on how to sign up-and best of all, it's free.

Pick one up today at the Heppner Gazette-Times or Heppner City Hall.

7-28-tfx

**Winn's Strawberries:** that flavor you have waited for. Now open for business. Highway 11 near Weston. (541) 566-3949.

6-7-4c

### The Miracle Prayer

St. Jude's Novena.  
May the sacred Heart of Jesus be adored, glorified, loved and preserved throughout the world now and forever. Sacred Heart of Jesus, pray for us. St. Jude, worker of Miracles, pray for us. St. Jude, help of the hopeless, pray for us. *Say this prayer 9 times a day, by the 8th day your prayer will be answered.*

6-14-1c

### HELP WANTED

Wanted: a **cook**. Will train. Apply in person during restaurant hours. **Beecher's Restaurant**, 422-7038.

6-14-2c

**Preschool teacher. Creative Care Preschool** in Ione seeks a loving, creative person to teach 11 hours/week, Sept.-May. Send resume to P.O. Box 301, Ione, 97843, or call Lisa Rietmann at 422-7181.

6-14-2p

### REAL ESTATE

I have buyers interested in the following properties: 1) small mountain acreage suitable for cabin; 2) property at Penland Lake; 3) 2-3 bedroom home outside of town with some acreage; 4) 2 bedroom, 2 bath home with at least 1 acre of land.

If you have property like this or other property you would like to sell, please contact **David Sykes** at 676-9228 or 676-9939 evenings. Your property listing will go on the Internet at [www.heppner.net](http://www.heppner.net). **Heritage Land Co.**, Heppner, OR 97836.

5-3-tfx

Nine acres. Great horse property with cute, remodeled two bedroom, one bath country home. Garage with storage room. 30x60 shop with office. On Willow Creek. \$159,500. (541) 422-7172.

6-14-2c

**Willow Creek Realty**  
676-5241

**Joyce Kay & Jerry Hollomon**

Want to start your own business? For sale: an excellent Main Street location, corner lot 50'x132', building 12'x36' with a paved parking lot. \$28,000

Great investment opportunity. New duplex close to shopping-each unit approx. 940 sq. ft., 2-bedroom with laundry hookups, dishwasher and disposal. Lot size approx. 10,500 sq. ft. Good rental history. \$139,000

Building site with view. Two vacant lots, 90'x120' each, with water and sewer on site. Paved, curbed, dead-end street. Property has view of town and beyond. \$30,000

Charming home with 2 bedrooms and 1 bath, 1022 sq. ft. with newer roof on a flat 50'x90' lot in an excellent neighborhood. 215 Church St., #00-4. \$40,000

Like-new good quality 1996 Fleetwood mfg. home. Three bedroom, 2 bath. Located in lone on over 3/4 of an acre, fenced with barn and storage shed. Neatly landscaped. Must see to appreciate. 290 E. Third St., #00-06. \$82,000

Unique home with jacuzzi tub in master bath and large shower in second bath. Newer remodeled kitchen with oak cabinets and built-ins. 13'x26' deck off kitchen. Three bedrooms, utility room, fenced yard and carport/shop. Flat lot 140'x78' m/l. 255 W. Union, #00-07. \$59,900