

PUBLIC NOTICE

MORROW COUNTY LAND USE HEARING THE MORROW COUNTY COURT will hold the following hearing of public interest on Wednesday, September 19, 2007, at 11:00 a.m. at the Port of Morrow Riverfront Center in Boardman, Oregon.

Comprehensive Plan and Map Amendment AC(M)-N-004-07 and Zoning Map Amendment AZ(M)-N-002-07: Jedediah and Cindy Aylett, applicant and Aylett Home Place, owner. Property is described as tax lot 1100 of Assessor's Map 4N 27 28. The property is zoned Exclusive Farm Use and is located along Frontage Lane just west of County Line Road. Request is to amend the Comprehensive Plan, Comprehensive Plan Map and Zoning Map converting approximately 20 acres of the subject parcel along Frontage Lane to Rural Light Industrial (RLI). Criteria for approval include the Amendment Chapter of the Morrow County Comprehensive Plan and the MCZO Article 8 Amendments. Also applicable is Goal 2, Oregon Revised Statutes 197.732 and Oregon Administrative Rule Chapter 660 Division 4.

Opportunity to voice support or opposition to the above proposals or to ask questions will be provided. Failure to raise an issue in person or by letter or failure to provide sufficient specificity to afford the decision maker an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals based on those issues.

Copies of the staff report and all relevant documents will be available after September 7, 2007. For more information, please contact the Planning Department at 541-922-4624 or 541-676-9061 extension 5503.

DATED this 31st day of August, 2007.

MORROW COUNTY PLANNING DEPARTMENT
Published: September 5, 2007
Affidavit

PUBLIC NOTICE

Public Hearing
Heppner Planning Commission
October 1, 2007, 7:00 PM,
Heppner City Hall
111 N. Main Street
Heppner, Oregon 97836

A public hearing will be held by the Heppner Planning Commission on October 1, 2007, at 7:00 PM at Heppner City Hall to consider a Proposed Major Partition of Tax Lot 2500, Map 2S 26 35CC. This hearing is for a major partition/subdivision zoning action. Copies of the application and portions of the City Code that pertain to this are available for review at City Hall. Copies may be obtained at a cost of \$.05 per page. Please note that a failure to raise an issue at the hearing in person, or in writing, or failure to provide sufficient specificity to afford the Commission or the City Council to respond to the issue will preclude any appeal to the Land Use Board of Appeals (LUBA) based on that issue. Evidence and testimony will be taken (verbally and in writing) at the time of the hearing. If you are unable to attend the hearing and wish to present evidence and testimony in writing, it must be received at City Hall by no later than 5:00 PM, Friday, September 28. If you have questions or concerns you are welcome to call Dave De Mayo at 676-9618. If you would like to attend the meeting and need assistance, please call (541) 676-9618 or TTY relay 800-735-2900.

David R. De Mayo
City Manager
Published: September 5 and 19, 2007
Affidavit

PUBLIC NOTICE

Public Hearing
Heppner Planning Commission
October 1, 2007, 7:00 PM,
Heppner City Hall
111 N. Main Street
Heppner, Oregon 97836

A public hearing will be held by the Heppner Planning Commission on October 1, 2007, at 7:00 PM at Heppner City Hall to review the results of the 90

day appeal period to amend the new Federal Emergency Management Agency (FEMA) Flood Insurance Study (FIS) and Flood Insurance Rate Maps (FIRM) of Heppner, and to recommend adoption and incorporation of the same by the Heppner City Council in to the City Code. If you have questions or concerns you are welcome to call Dave De Mayo at 676-9618. If you would like to attend the meeting and need assistance, please call (541) 676-9618 or TTY relay 800-735-2900.
David R. De Mayo
City Manager
Published: September 5 and 19, 2007
Affidavit

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: **CAROL ANN HOLMES, Deceased.**
No. 07PR012
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, 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 September 5, 2007.

/s/ Cynthia Ann Rushall,
Personal Representative
2532 NW 29th Avenue
Camus, Washington 98607
Published: September 5, 12 and 19, 2007
Affidavit

PUBLIC NOTICE

TRUSTEE'S NOTICE OF SALE A default has occurred under the terms of a trust deed made by Eleazar Gomez, a married person, and Maribel Gomez, a married person, as grantor to First American Title, as Trustee, in favor of Mortgage Electronic Registration Systems, Inc., as nominee for ERA Mortgage, as Beneficiary, dated September 27, 2001, recorded October 12, 2001, in the mortgage records of Morrow County, Oregon, as Microfilm Record No. 2001-2434, beneficial interest having been assigned to PHH Mortgage Corporation, as covering the following described real property: Lot 3, J-A-N-S ADDITION DIVISION I, in the City of Irrigon, County of Morrow and State of Oregon. **COMMONLY KNOWN AS:** 165 West Oregon Street, Irrigon, OR 97844 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 \$611.42, from April 1, 2007, 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: \$62,316.98, together with interest thereon at the

rate of 7% per annum from March 1, 2007, 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 December 7, 2007, 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. Dated: 08-03-2007
KELLY D. SUTHERLAND
Successor Trustee SHAPIRO & SUTHERLAND, LLC
5501 N.E. 109th Court, Suite N Vancouver, WA 98662
Telephone: (360) 260-2253
www.shapiroattorneys.com/wa
S&S 07-19214 ASAP# 885966
09/05/2007, 09/12/2007, 09/19/2007, 09/26/2007
Affidavit

Deadline for Public/Legal Notices: Mondays at 5 p.m.

Willow Creek Symphony and Singers to begin rehearsals

Rehearsals for the Willow Creek Symphony and Singers will begin on Tuesday, September 11.

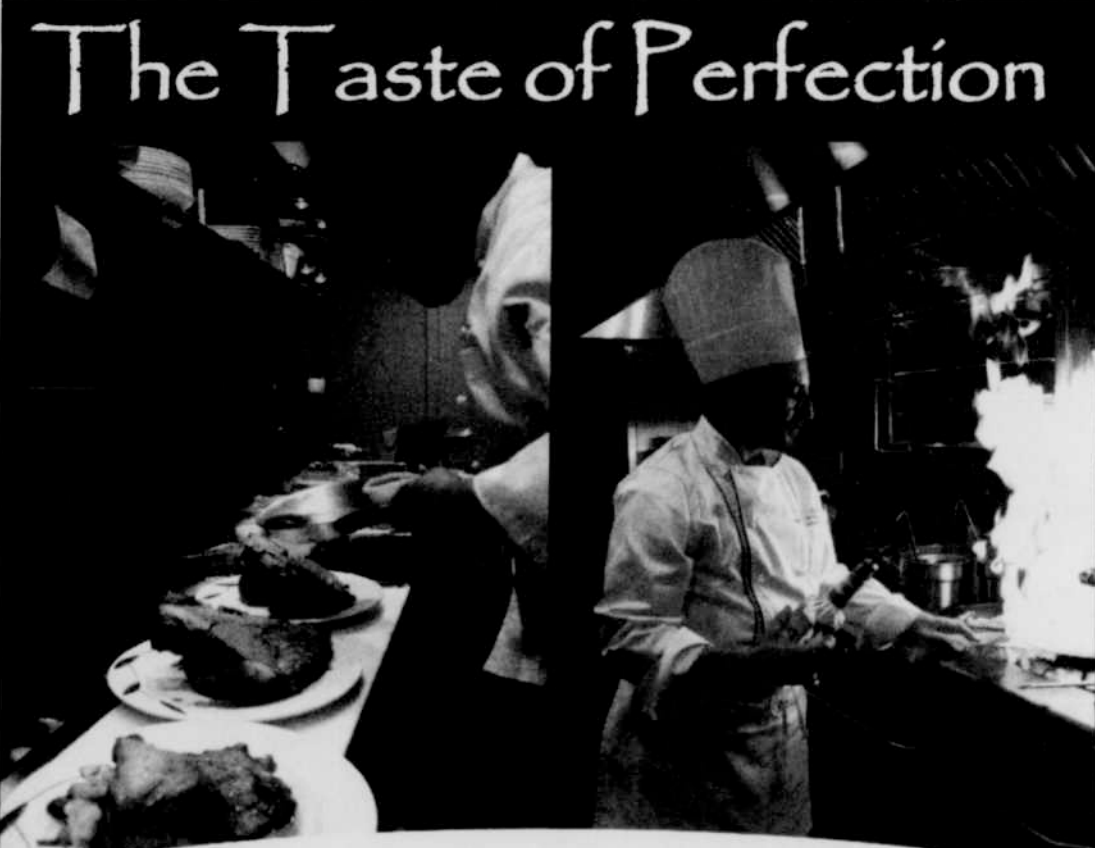
Both groups rehearse each Tuesday at the Heppner Elementary School band room. The symphony rehearsal is from 6 to 7:30 p.m., and the choir rehearsal is from 7:30 to 8:30 p.m.

The groups will be preparing for Christmas concerts to be held in Heppner and Arlington on December 1 and 2.

Conductor of the symphony and singers is R. Lee Friese of Athena, and assistant conductor is Holly MacDonnell, music teacher at Arlington.

All interested youth and adults are encouraged to join one or both groups. No auditions are required. For more information, call Myrna Van Cleave at 676-5448.

FAXES
Send or Receive
Heppner G-T
188 W. Willow
676-9228
fax 676-9211



The Taste of Perfection

For a unique dining experience, Stanley's Steakhouse offers an elegant setting with an exceptional menu offering the most delectable cuisines. Come and meet our friendly staff; enjoy a fabulous four-course dinner by our executive chef, Alan, and sous chef, Santino; and see what our customers are raving about.

Now Serving Lunch in the Sage Lounge!
See Our New Hours!

Dinner Hours: Wed - Thurs 5p-9p,
Fri & Sat 5p-10p, Sun 5p-8p.
(Dinner reservations are highly recommended.)
Lounge Hours: Wed - Sun 11:30a-2p,
Wed & Thurs 5p-10p, Fri & Sat 5p-Mid, Sun 5p-9p
202 South Main Street
Condon, OR 97823
541.384.4624
www.HotelCondon.com



Dinner at Stanley's Steakhouse is truly an experience to savor!
Hotel Condon
Steakhouse & Lounge

New Fall Items Arriving Daily!

SOUPS STARTING THIS WEEK!
- Monday - Cream of Potato
- Tuesday - Cheddar Broccoli
- Wednesday - Clam Chowder
- Thursday - Chicken and Dumplings
- Friday - Cook's Choice

BACK TO SCHOOL SUPPLIES ON SALE!

Y C A N D L E S

We have Mustang sweatshirts, plus football partyware and football party lights!

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Real Estate
By **DAVID SYKES**
REALTOR

RECOUPING HOME IMPROVEMENTS

If you're thinking of "sprucing up" your home in preparation for resale, you'd be wise to focus on those amenities most attractive to potential buyers. But, be careful - remodeling can be costly and you may not be able to recoup 100 percent of your investment.

Topping off the list are fireplaces and decks. You can expect a return of anywhere from 85-125 percent of your fireplace investment when you sell. Deck remodeling is also a good resale investment, returning anywhere from 80-100 percent of the cost. Another popular feature is a skylight, but expect only a 75 percent return on investment.

The big ticket remodeling expenses are kitchens and bathrooms. If you're thinking of selling, I would not advise getting involved in such major projects. Return on investment is between 70-90 percent, plus a tremendous amount of stress and inconvenience. Better to buy a home with the kitchen and baths you want and let the new owner remodel your present house.

SYKES REAL ESTATE
Property listings are available at www.sykesrealestate.net
188 W. Willow • P.O. Box 337 • Heppner, OR 97836
(541) 676-9228 • 1-800-326-2152
Cell (541) 980-6674 • Fax (541) 676-9211
E-mail: david@sykesrealestate.net