

-Continued from Page SEVEN

above-referenced real property is situated, and including specifically the appointment of Bennett H. Goldstein, attorney, as successor trustee, and (ii) no action has been commenced or is pending to recover the debt or any part of it now remaining which is secured by the Trust Deed.

The beneficiary has elected to sell the real property described above to satisfy the obligations secured by the Trust Deed. Pursuant to ORS 86.735(3), a Notice of Default and Election to Sell was recorded May 28, 2009 as Microfilm No. M-2009-23931, Microfilm Records of Morrow County, Oregon.

There are presently one or more defaults by the grantor owing an obligation, the performance of which is secured by the Trust Deed, with respect to provisions in the Trust Deed which authorize sale in the event of default under such provisions. The defaults for which foreclosure is made are grantor's failure to cure past-due payments under promissory notes in the original principal sums of \$106,500.00 and \$90,000.00, respectively.

By reason of such defaults, the beneficiary has declared and hereby does declare all sums owing on the obligations secured by the Trust Deed immediately due and payable. Such sums are as follows: Note 1 - Principal: \$ 99,366.76

Interest to 05/21/09: \$ 3,710.14

Late charges through 05/21/09: \$ 253.14

Foreclosure guarantee: \$ 575.00

Per diem interest from and after 05/21/09: \$ 26.54

Attorneys' fees, costs and other sums necessary to protect beneficiary's interests as provided by law and contract.

Note 2 - Principal: \$ 88,071.79

Interest to 05/21/09: \$ 3,089.60

Late charges through 05/21/09: \$ 94.42

Foreclosure guarantee: \$ N/A

Per diem interest from and after 05/21/09: \$ 24.12

Attorneys' fees, costs and other sums necessary to protect beneficiary's interests as provided by law and contract.

WHEREFORE, notice is hereby given that the undersigned successor trustee will on October 15

2009, at the hour of 10:00 a.m., in accordance with the standard of time established by ORS 187.110, on the front steps of the Morrow County Courthouse, 100 S. Court St., in the City of Heppner, County of Morrow, Oregon, sell at public auction to the highest bidder for cash the interest in the above-described real property which grantor had, or had the power to convey, at the time of the execution by the grantor of the Trust Deed, together with any interest grantor, or grantor's successor in interest, acquired after the execution of the Trust Deed, to satisfy the obligations secured by the Trust Deed and the expenses of the sale, including the compensation due to the successor trustee as provided by law, and the reasonable fees of the attorneys for the successor trustee.

NOTICE IS FURTHER GIVEN that any person named in ORS 86.753 has the right, at any time prior to five (5) days before the date last set for the sale, to have the fore-

closure proceeding terminated 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 described herein if such default is capable of cure by tendering the performance required under the Trust Deed and the obligation secured by the Trust Deed, plus payment of all costs and expenses actually incurred in enforcing the Trust Deed and the obligation it secures and all fees of the successor trustee and of attorneys as provided by ORS 86.753.

Other than as shown of record, neither the beneficiary nor the successor trustee has any actual notice of (i) any person having or claiming to have any lien upon or interest in the real property described herein subsequent to the interest of the trustee, the grantor, or any successor in interest to either of them, or (ii) any lessee or person, other than grantor, in possession of or occupying the real property.

All references herein to "grantor," "trustee" and "beneficiary" shall be deemed to include their successors in interest, if any.

Date: June 3, 2009.

Bennett H. Goldstein, Successor Trustee (STATE OF OREGON) ss.

County of Multnomah) The undersigned hereby certifies that he is the successor trustee named above and that the foregoing is a duplicate original of the Trustee's Notice of Sale.

Bennett H. Goldstein, Successor Trustee Direct inquires to: Bennett H. Goldstein, Successor Trustee 1132 SW 19th Ave., No. 106 Portland, Oregon 97205 Email: bhgoldatty@aol.com Telephone: (503) 294-0940 Telecopy: (503) 294-7918 Published: August 5, 12, 19 and 26, 2009 Affidavit

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project. Work consists of, but may not be limited to, the following estimated unit cost quantities:

- The roofing contractor is the Prime contractor. All subcontractors shall be identified at the time the bid is submitted.
- All contractors shall be pre-qualified as follows:
 - o Bidders shall be contractor specifically engaged in the application of spray.
 - o Contractors shall submit a copy of Applicant's certificate.
 - o Supply a copy of the proposed warranty of manufacturer of roofing material.
 - o Contractor shall carry a valid roofing license.

- Materials and equipment, Primer prior to polyurethane foam coating should be the appropriate primer for the excising surface.

- Spray applied polyurethane foam insulation shall be a two component polyurethane insulation system formulated for use through airless equipment.

- Any structural repairs deemed necessary by building code or manufacturer warranty standards to be done.

This is a Morrow County Public Works Project and funded with Morrow County funds. A bid bond in the amount of 10% of the bid amount is required with the proposal. Performed and Payment Bonds in the amount of the contract bid amount will be required of the successful bidder.

The County will award the contract within twenty (20) calendar days of the bid opening. Work will commence within five (5) calendar days of the notice to proceed. The contractor shall complete all work required in the contract within 280 Calendar days of the stated date in the notice to proceed. All work must be completed by whatever Court decides.

Morrow County is an equal opportunity employer. Published: August 19 and 26, 2009

PUBLIC NOTICE
COLUMBIA BASIN
ELECTRIC CO-OP
Heppner, Condon, Ione, Lexington and Fossil (CBEC Nominating Committee)

Press Release
Electric Co-Op Announces Notice of Nominations

Columbia Basin Electric Cooperative hereby notifies all members that nominations are open for the following two Director's positions:

For three year terms:
ZONE NO. 1: That territory served, or to be served, by the Cooperative lying West of the Morrow-Gilliam County line and North of the Township line dividing Townships 3 South and 4 South.

ZONE NO. 7: That territory served, or to be served, by the Cooperative within the incorporated city limits of Fossil, Oregon.

The members of the nominating committee are:
Zone No. 1: Lawrence Lear, Condon, Oregon 541-384-4138

Zone No. 7: Mary Mountain, Fossil, Oregon 541-763-2070

The nominating committee will accept nominations up to and including the last day of August, 2009.

Nominees must be members of Columbia Basin Electric Cooperative, Inc.

and they must reside in, and receive electrical service in, the Zone in which they will be running. Published: August 12, 19, 2009

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
GERALD A. BUNCH,
Deceased. No. 09 PR 024

**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, 267 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 August 12, 2009.

AnnaMae Bunch, Personal Representative

57462 Clarks Canyon Rd.
Heppner, OR 97836
To be published for three consecutive weeks.

PERSONAL REPRESENTATIVE:
AnnaMae Bunch
57462 Clarks Canyon Rd.,
Heppner, OR 97836
Phone: (541)676-5403
ATTORNEY FOR PERSONAL REPRESENTATIVE:
Annetta L. Spicer
267 N Main St., PO Box
428, Heppner, OR 97836
Phone: (541) 676-9141
Fax: (541) 676-5502
Email: ksmhepp@centurytel.net
OSB #773544
Published: August 12, 19, 26
Affidavit

Sheriff's Report

The Morrow County Sheriff's Office reports handling the following business:

-Continued from Page EIGHT
-Boardman Police Department received report of a male possibly exposing himself.

-BPD received report from MCSO of a vehicle driving erratically on N.E. Columbia Ave. / Laurel Rd. and forcing other vehicles off the highway. The vehicle was located and driver identified.

-Irrigon Ambulance received report of a subject who had a hip replacement two weeks earlier feeling week and having spasms.

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OSB #773544
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