

**PUBLIC NOTICE**

TS#14-28993 TRUSTEE'S NOTICE OF SALE Reference is made to that certain Deed of Trust (hereafter referred to as the Trust Deed) made by: ADRIAN PAUL PRUIT, as the grantor to MID-COLUMBIA TITLE COMPANY, as the trustee, in favor of GENWORTH FINANCIAL HOME EQUITY ACCESS, INC as the beneficiary, dated 12/10/2010, and recorded 12/15/2010, in mortgage records of Morrow County, Oregon Document No. 2010-27364 in Book Page covering the following described real property situated in said county and state, to wit: A TRACT OF LAND LOCATED IN THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 26 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF MORROW AND STATE OF OREGON DESCRIBED AS FOLLOWS: BEGINNING AT THE WEST QUARTER CORNER OF SECTION 26; THENCE NORTH 89° 42' 36" east a distance of 668.51 FEET TO A POINT; THENCE NORTH 00° 20' 37" WEST A DISTANCE OF 323.50 FEET TO A POINT; THENCE NORTH 89° 42' 36" EAST A DISTANCE OF 344.25 FEET TO THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE NORTH 89° 42' 36" EAST A DISTANCE OF 344.27 FEET TO A POINT ON THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SECTION 26; THENCE NORTH 00° 21' 42" WEST ALONG THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 26 TO THE SOUTHEAST CORNER OF THE PARCEL DESCRIBED IN CONTRACT RECORDED AUGUST 2, 1989 AS M-33454, MORROW COUNTY MICROFILM RECORDS; THENCE SOUTH 89° 42' 36" WEST A DISTANCE OF 344.26 FEET ALONG THE SOUTH LINE OF SAID PARCEL TO THE NORTHEAST CORNER OF THAT PARCEL DESCRIBED IN CONTRACT RECORDED MAY 29, 1990 AS M-35030 MORROW COUNTY MICROFILM RECORDS; THENCE SOUTH 00° 20' 34" EAST A DISTANCE OF 323.50 FEET TO THE TRUE POINT OF BEGINNING. The street address or other common designation, if any, for the real property described above is purported to be: 74668 GRAVEL PIT LN IRRIGON, OR 97844-7172. The Tax Assessor's Account ID for the Real Property is purported to be: 05N2626BC-0050001. Both the beneficiary and the trustee, Benjamin D. Petiprin, attorney at law have elected to foreclose the above referenced Trust Deed and sell the said real property to satisfy the obligations secured by the Trust Deed and a Notice of Default and Election to Sell has been recorded pursuant to ORS 86.752(3). All right, title, and interest in the said described property which the grantors had, or had power to convey, at the time of execution of the Trust Deed, together with any interest the grantors or their successors in interest acquired after execution of the Trust Deed shall be sold at public auction to the highest bidder for cash to satisfy the obligations secured by the Trust Deed and the expenses of sale, including the compensation

of the trustee as provided by law, and the reasonable fees of trustee's attorneys. The default for which the foreclosure is made is: That a breach of, and default in, the obligations secured by said deed of trust have occurred in that "A Borrower dies and the Property is not the principal residence of at least one surviving Borrower" and, the borrower has died and there are no other borrowers occupying the property, and therefore, the lender had declared all sums secured thereby forthwith due and payable plus the foreclosure costs, legal fees or any advances that may become due, and such sums have not been paid. The amount required to cure the default in payments to date is calculated as follows: From: 4/10/2014 Total of past due payments: \$112,185.35 Late Charges: \$0.00 Additional charges (Taxes, Insurance): \$0.00 Trustee's Fees and Costs: \$4,099.14 Total necessary to cure: \$116,284.49 Please note the amounts stated herein are subject to confirmation and review and are likely to change during the next 30 days. Please contact the successor trustee Benjamin D. Petiprin, attorney at law, to obtain a "reinstatement" and or "payoff" quote prior to remitting funds. By reason of said default the beneficiary has declared all sums owing on the obligation secured by the Trust Deed due and payable. The amount required to discharge this lien in its entirety to date is: \$116,284.49 Said sale shall be held at the hour of 1:00 PM on 2/19/2015 in accord with the standard of time established by ORS 187.110, and pursuant to ORS 86.771 (7) shall occur at the following designated place: At the front door to the Morrow County Courthouse, 100 Court St., Heppner, OR 97836 Other than as shown of record, neither the said beneficiary nor the said trustee have any actual notice of any person having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the interest of the trustee in the Trust Deed, or of any successor(s) in interest to the grantors or of any lessee or other person in possession of or occupying the property, except: NONE 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 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(s) of the 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 the trustee's and attorney's fees not exceeding the amounts provided by ORS 86.778. The mailing address of the trustee is: Benjamin D. Petiprin, attorney at law c/o Law Offices of Les Zieve One World Trade Center 121 Southwest Salmon Street, 11th Floor Portland, OR 97204 (503) 946-6558 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. 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. Dated: 10/13/2014 Benjamin D. Petiprin, attorney at law c/o Law Offices of Les Zieve Signature By: Benjamin D. Petiprin P1125722 1/7, 1/14, 1/21, 01/28/2015 Published: January 7, 14, 21 and 28, 20014 Affidavit

**PUBLIC NOTICE**

The Morrow County Road Committee Will meet on January 29, 2015 at the Columbia Basin Coop Conf. Room, Heppner, OR at 1:00 P.M. Discussion on the past Road department project. Discussion on upcoming projects. Published: January 21 and 28, 2015

**PUBLIC NOTICE**

REQUEST FOR BIDS Morrow County Public Works is accepting bids on the following:

1. Herbicides Specifications and bid sheets may be obtained by contacting Morrow County Public Works P.O. Box 428, 365 W Hwy 74, Lexington, OR. 97839. Phone 541-989-9500.

Bids must be received at the Morrow County Public Works Office, P.O. Box 428, 365 W. Hwy 74, and Lexington, OR 97839 no later than 4:00 p.m. Friday, January 30, 2015. Bids must be in a sealed envelope marked "Herbicide Bid". Bids will be opened February 4, 2015. Starting at 9:30 a.m. at the Morrow County Court Session being held at the Courthouse in Heppner, OR. For additional information contact Morrow County Public Works 541-989-9500.

Morrow County reserves the right to reject any and all bids and/or to postpone the award of bids for thirty (30) days from the date of opening.

Morrow County does not discriminate on the basis of age, religion, race national origin, sex or handicapped status in hiring or the provision of services.

Published: January 14, 21 and 28, 2015 Affidavit

**PUBLIC NOTICE**

REQUEST FOR BIDS Morrow County is accepting bids on the following:

1. Gasoline
2. Diesel
3. Lubricants
4. Aviation Fuel

Specifications and bid sheets may be obtained by contacting Morrow County Public works Sandi Putman at 365 W. Hwy 74, P.O. Box 428, Lexington, OR. 97839. 541-989-9500.

Bids must be received at the Morrow County Public Works Office, P.O. Box 428, 365 W. Hwy 74, Lexington, OR 97839 no later than 4:00 pm Tuesday February 17, 2015. Bids must be in a sealed envelope marked with the specific bid. Bids will be opened February 18, 2015. Time for bid

openings are Gasoline, 9:30 a.m.; Diesel, 9:35 a.m.; Lubricants, 9:40 a.m. and aviation fuel at 9:45 a.m. at the Morrow County Court session, Port of Morrow Building, 2 Marine Drive, Boardman, OR. For additional information contact Morrow County Public Works 541-989-9500.

Morrow County reserves the right to reject any and all bids and/or to postpone the award of bids for thirty (30) days from the date of opening.

Morrow County does not discriminate on the basis of age, religion, race national origin, sex or handicapped status in hiring or the provision of services.

Published: January 28, February 4 and 11, 2015

**PUBLIC NOTICE**

INVITATION TO BID FOR MORROW COUNTY 13 PORTABLE TOILET SELF-CONTAINED FREE STANDING UNITS

Sealed bids for thirteen (13) portable restroom units (Porta Potty's) will be received by Morrow County, Public Works Office, P.O. Box 428, 365 West Highway 74, Lexington, Oregon, 97839. Until the bid closing time of 4:00 p.m., on the 3rd of March. Bids will be publicly opened and read at the bid opening time of 9:30 a.m. On the 4th day of March. Morrow County requires the units to be serviced on a mid week schedule on a weekly basis. Units are located at various locations in Morrow County, locations and numbers of units are as follows.

- 1 Unit South end transfer station 57185 Hwy 74, Lexington, OR 97839
- 1 Unit North end transfer station 69900 Frontage Ln. Boardman, OR. 97818
- 2 Units Cutsforth Park 58430 Willow Cr. Rd., Heppner, OR. 97836
- 7 Units OHV Park 71000 FS Rd. 21, Heppner, OR. 97836
- 1 ADA Unit OHV Park 71000 FS Rd. 21, Heppner, OR. 97836
- 1 Portable wheeled Unit Various road department locations

Bids shall be bid by monthly basis. Morrow County reserves the right to reject any and all bids or to postpone the award of bids for thirty (30) days from the date of opening.

The County will award the contract within twenty (20) calendar days of the bid opening at that time units will need to be readily available and in place.

Published: January 28, February 4, 11, 18 nad 25, 2015



**BUSINESS CARD PRINTING**

The Heppner Gazette Times 188 W. Willow Heppner, OR 97836

**CALL** (541) 676-9228

**OR COME IN TODAY!**

**DA's Report**

Morrow County District Attorney Justin Nelson has released the following report:

-Cody Edward Rankin, 24, was convicted of Assault IV – Constituting Domestic Violence, a Class A Misdemeanor. The sentence of 180 days jail time was suspended and the defendant sentenced to 24 months bench probation. Conditions of probation include a substance abuse

evaluation, 60 hours of community service, anger management evaluation, and no offensive physical contact with the victim, including a prohibition from harassing, stalking, threatening or other conduct that would place the victim in reasonable fear of bodily harm. A further count of Harassment – Constitution Domestic Violence, was dismissed. Fines, fees and assessments totaled \$100.

**Sheriff's Report**

**August 28 (cont.):**

-MCSO received a request for assistance from a female staying with a friend in Irrigon. Caller was concerned for her four-year-old child's safety. Child was on visitation with the child's father in Washington. Mother was en route to child; requested deputy contact as soon as possible.

-MCSO received an animal complaint regarding a pit bull chasing a car clear from the grade school to Pettyjohn's in Heppner. Caller said she had her dog in the car. The pit bull was aggressive and jumped on her car clear down to the highway. MCSO responded and issued a citation.

-A caller reported a suspicious vehicle on Greenwood Resources property near the county line. Vehicle was a tandem axle cargo trailer and did not belong to Greenwood Resources. MCSO responded and recovered a cargo trailer stolen out of Pendleton. Incident was under investigation.

-And MCSO officer captured one stray kitten in Irrigon and was attempting to capture a second to transport them to Pet Rescue.

-An MCSO deputy advised of a disabled vehicle on Highway 206. Vehicle was an RV with two blown tires but had flasher on and help on the way. Oregon State Police was advised. Deputy responded back to the scene and assisted with traffic control while the tire was being changed.

-An MCSO officer was flagged down in the Little Butter Creek area and advised of a suspicious vehicle. The officer was unable to locate.

-MCSO received report that a subject with a warrant was currently in Irrigon. MCSO responded and issued a citation.

-Umatilla County Jail advised MCSO that they arrested Richard Nicolas Wilson, 24, on an Irrigon Justice Court warrant for Failure to Appear on Driving While Suspended – Misdemeanor. Subject was lodged at Umatilla County Jail.

**August 29:** -A woman in Heppner reported that someone threw rocks at her house. MCSO responded and checked the area.

-A person in Irrigon reported a male subject walking toward the high school. Subject was wearing a gray t-shirt and underwear and appeared to be in his 40s or 50s. Caller didn't know if the subject was lost or if something was wrong. MCSO responded but was unable to locate anyone matching the description.

-A person in Boardman called 911 and advised that people were arguing in front of the children. MCSO and Boardman PD responded. -A caller from

Greenwood Resources in Boardman advised MCSO that an ATM machine was dumped there and it was opened. MCSO and Umatilla County Sheriff's Office responded.

-A caller in Irrigon advised that the neighbor across the street had five hunting dogs and they bark constantly. Requested deputy contact and an attempt to make contact with the dog owner. MCSO responded but had negative contact with the dog owner. Neither of the complainant wanted to sign a citation. An incident number was given to the complainants and a business card left on the door of the dog owner.

-MCSO was advised of a domestic disturbance at the Shell in Irrigon. Caller advised of a female at the Irrigon Shell punching a male. Male got out of the vehicle, female continued to yell at him. Female then got back into the vehicle and drove away in an unknown direction. Male was last seen in the field behind the Irrigon Shell.

MCSO responded but was unable to locate the vehicle or the man.

-A caller in Heppner advised MCSO that by the house across the driveway along the motor home there was a sick-looking deer. MCSO responded.

-MCSO received a report of suspicious activity in Boardman. The reporting person said a male subject of approximately six feet was taking items from the home behind him. MCSO and BPD responded; subject was living at the location.

**August 30:** -A caller in Heppner advised MCSO they found a dog with a city license. Advised they could tie it to a post for the moment.

-MCSO received a report of a disturbance on Highway 207, Heppner. A male subject was outside the residence yelling and wouldn't leave. MCSO arrested Dustin Dale Rollis for Criminal Trespass II and Theft II. Subject was lodged at Umatilla County Jail.

-MCSO was advised that there was an osprey hanging upside down on marker 39 in the river just below the Boardman boat ramp. MCSO responded.

-A woman in Irrigon advised of two cows in her yard. Believed the belonged to her neighbor across the street but did not know exactly where they were getting out. MCSO responded. Cattle were back in. A deputy spoke with the cattle owner and advised him of his cattle responsibility.

-MCSO was advised that a male in Irrigon went to see his ex-wife and she was shooting drugs. Caller said there was a kid with a white shirt there pointing a rifle at him and another kid with a pistol.