

able upon request by contacting: Naval Facilities Engineering Command Northwest, Attn: Jackie Queen (Environmental Planner), 3730 Charles Porter Avenue, Oak Harbor, WA 98278-5000. Published: Oct. 2, 7, and 16, 2019 Affidavit

TRUSTEE'S NOTICE OF SALE T.S. No.: **OR-18-846533-SH** Reference is made to that certain deed made by, **ERIK WENBERG AND CYNTHIA WENBERG, AS TENANTS BY THE ENTIRETY** as Grantor to **MID-COLUMBIA TITLE COMPANY**, as trustee, in favor of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.** ("MERS"), **AS NOMINEE FOR HOME COMING FINANCIAL NETWORK, INC., ITS SUCCESSORS AND ASSIGNS**, as Beneficiary, dated **3/19/2004**, recorded **3/29/2004**, in official records of MORROW County, Oregon in book/reel/volume No. and/or as fee/file/instrument/microfilm/reception number **2004-10568** and modified as per Modification Agreement recorded **12/4/2012** as Instrument No. **2012-31280** and subsequently assigned or transferred by operation of law to **New Residential Mortgage Loan Trust 2018-3 c/o Citibank, N.A.** covering the following described real property situated in said County, and State. **APN: 2S2627DD01900** ALL THAT FRACTION OF LOT 1, BLOCK 1, LOONEY'S ADDITION, IN THE CITY OF HEPPNER, COUNTY OF MORROW AND STATE OF OREGON LYING WEST OF JONES STREET AND THE EAST 50 FEET OF LOT 2, BLOCK 1 OF SAID LOONEY'S ADDITION; EXCEPTING THEREFROM THE SOUTH 47.2 FEET OF BOTH LOTS. Commonly known as: **595 JONES ST, HEPPNER, OR 97836** The undersigned hereby certifies that based upon business records there are no known written 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 records of the county or counties in which the above described real property is situated. Further, no action has been instituted to recover the debt, or any part thereof, now remaining secured by the trust deed, or, if such action has been instituted, such action has been dismissed except as permitted by ORS 86.752(7). 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 86.752(3) of Oregon Revised Statutes. There is a default by grantor or other person owing an obligation, performance of which is secured by the trust deed, or by the successor in interest, with respect to provisions therein which authorize sale in the event of such provision. The default for which foreclosure is made is grantor's failure to pay when due the following sum: **TOTAL REQUIRED TO REINSTATE: \$11,684.48** **TOTAL REQUIRED TO PAYOFF: \$143,971.90** Because of

interest, late charges, and other charges that may vary from day-to-day, the amount due on the day you pay may be greater. It will be necessary for you to contact the Trustee before the time you tender reinstatement or the payoff amount so that you may be advised of the exact amount you will be required to pay. By reason of the default, the beneficiary has declared all sums owing on the obligation secured by the trust deed immediately due and payable, those sums being the following, to-wit: **The installments of principal and interest which became due on 8/1/2018, and all subsequent installments of principal and interest through the date of this Notice, plus amounts that are due for late charges, delinquent property taxes, insurance premiums, advances made on senior liens, taxes and/or insurance, trustee's fees, and any attorney fees and court costs arising from or associated with the beneficiaries efforts to protect and preserve its security, all of which must be paid as a condition of reinstatement, including all sums that shall accrue through reinstatement or pay-off. 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.** Whereof, notice hereby is given that **QUALITY LOAN SERVICE CORPORATION OF WASHINGTON**, the undersigned trustee will on **2/4/2020** at the hour of **1:00 PM**, Standard of Time, as established by section 187.110, Oregon Revised Statutes, **At the Front Entrance to the Morrow County Courthouse, located at 100 South Court Street, Heppner, OR 97836** County 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 86.778 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. Other than as shown of record, neither the beneficiary nor the trustee has 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 in interest to grantor or of any lessee or other person in possession of or occupying the property, except: Name

and Last Known Address and Nature of Right, Lien or Interest **Cynthia Wenberg 595 JONES ST HEPPNER, OR 97836** Original Borrower **Erik Wenberg 595 JONES ST HEPPNER, OR 97836** Original Borrower **For Sale Information Call: 800-280-2832 or Login to: www.auction.com** In construing this notice, the singular includes the plural, the word "grantor" includes any successor in interest to this grantor as well as any other person owing an obligation, the performance of which is secured by the trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any. Pursuant to Oregon Law, this sale will not be deemed final until the Trustee's deed has been issued by **QUALITY LOAN SERVICE CORPORATION OF WASHINGTON**. If any irregularities are discovered within 10 days of the date of this sale, the trustee will rescind the sale, return the buyer's money and take further action as necessary. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. **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.** **NOTICE TO TENANTS: TENANTS OF THE SUBJECT REAL PROPERTY HAVE CERTAIN PROTECTIONS AFFORDED TO THEM UNDER ORS 86.782 AND POSSIBLY UNDER FEDERAL LAW. ATTACHED TO THIS NOTICE OF SALE, AND INCORPORATED HEREIN, IS A NOTICE TO TENANTS THAT SETS FORTH SOME OF THE PROTECTIONS THAT ARE AVAILABLE TO A TENANT OF THE SUBJECT REAL PROPERTY AND WHICH SETS FORTH CERTAIN REQUIREMENTS THAT MUST BE COMPLIED WITH BY ANY TENANT IN ORDER TO OBTAIN THE AFFORDED PROTECTION, AS REQUIRED UNDER ORS 86.771.** TS No: **OR-18-846533-SH** Dated:

9/18/2019 Quality Loan Service Corporation of Washington, as Trustee Signature By: **Timothy Donlon, Assistant Secretary** Trustee's Mailing Address: **Quality Loan Service Corp. of Washington 108 1st Ave South, Suite 202, Seattle, WA 98104 Toll Free: (866) 925-0241** Trustee's Physical Address: **Quality Loan Service Corp. of Washington 108 1st Ave South, Suite 202, Seattle, WA 98104 Toll Free: (866) 925-0241** IDSPub # **0156872** 10/16/2019 10/23/2019 10/30/2019 11/6/2019

IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF MORROW [Probate Department]

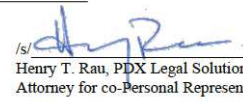
In the Matter of the Estate of Susan Kay Poulsen, Deceased.) Case No. 19PB07201) NOTICE TO INTERESTED PERSONS)

NOTICE IS HEREBY GIVEN that Rob Dobler and Mary Dobler have been appointed co-Personal Representatives. All persons having claims against the estate are required to present them, with vouchers attached, to the undersigned attorney at 13500 SW 72nd Avenue, Suite 210, Portland, OR 97223, 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 co-Personal Representatives, or the lawyer for the co-Personal Representatives, Henry T. Rau of PDX Legal Solutions.

Date of First Publication: October 2, 2019

Dated: September 30, 2019.

/s/ 
Henry T. Rau, PDX Legal Solutions
Attorney for co-Personal Representatives

CO-PERSONAL REPRESENTATIVES: **Rob and Mary Dobler 78641 Paul Smith Road Boardman, OR 97818 (541)848-8219**

LAWYER FOR PERSONAL REPRESENTATIVE: **Henry T. Rau (OSB No. 152942) PDX Legal Solutions 13500 SW 72nd Avenue, Suite 210 Portland, OR 97223 (503)222-3434 henry@pdxls.com**

Published October 2, 9 and 16, 2019 Affidavit

School Board hears presentation on attendance

The Morrow County School Board, at their October 14 meeting at Sam Boardman Elementary School, heard a presentation on the importance of attendance from Landon Braden of InterMountain ESD. Braden said that poor attendance, even at the kindergarten level, negatively affects students' likelihood of graduating.

The board also received an enrollment report from Superintendent Dirk Dirksen. He reported district-wide enrollment is down 17 students from last year. He said district enrollment has gone from 2320 in October of 2018 to 2,303 this year. The biggest loss is from Heppner schools which lost 27 students from last year, from 347 to 320.

Irrigon schools lost 22 students from the previous year, 850 to 828. Boardman schools, however, gained 29 students, from 1,066 in October 2018 to 1,095 this year. Morrow Education Center gained three students over the past year, from 57 to 60.

Enrollment for October is as follows: A.C. Houghton Elementary, Irrigon-243, Sam Boardman Elementary, Boardman-345, Heppner Elementary-179. Irrigon Elementary-215, Windy River Elementary, Boardman-269, Heppner Jr./Sr. High School-141, Irrigon Jr./Sr. High School-370, Riverside Jr./Sr. High School, Boardman-481, Morrow Education Center, Irrigon-60, Total-2,303.

The board also received an update on the district's bond issue timeline, with the first advisory workshop held by the DLR architect firm on October 9 at Riverside High School in Board-

man. The second bond advisory workshop will be held Wednesday, November 6, at Heppner Junior/Senior High School, hosted by board members Brian Kollman, Barney Lindsay and Becky Kindle. Subsequent meetings on the proposed bond issue are planned for January 8 at A.C. Houghton Elementary, hosted by board members Richard Cole, Marcie Rodelo and Kollman; February 12 at Sam Boardman Elementary, hosted by Mary Killion; March 11 at Heppner Elementary, hosted by Lindsay, Andy Fletcher and Kindle.

A draft proposal will be presented to the board at the regular April 13 board meeting at Irrigon Elementary. "Community Listening Sessions," hosted by the DLR Group concerning their findings, are scheduled for May in each community.

In other business, the board:

- heard the first reading of: graduation requirements; adopted rescinded, new or revised policies on nondiscrimination, expression of milk or breast feeding in the workplace, criminal records checks-fingerprinting, human sexuality, AIDs/HIV, sexually transmitted diseases, health education, identification of talented and gifted students, student absences and excuses, hazing-harassment intimidation-bullying-menacing cyberbullying-teen dating violence or domestic violence-student; weapons in the schools, use of restraint or seclusion, suspension of a student's driving privileges-rescind, public complaints.
- adopted new, revised or rescinded administrative rules on: discrimina-

tion complaint procedures, discrimination complaint form, reimbursable school meals and milk programs, criminal records checks and fingerprinting, appeal procedure for Talented and Gifted student identification and placement, use of restraint or seclusion-rescind, use of restrain or seclusion-replace; request for suspended driving privileges-conduct-rescind, notice of student withdrawal from school.

- received the following employment action report: resignations/non-renewals-Randy Henrichs, Irrigon Jr/Sr. High School heard baseball coach, Tiffany Locey, IJSHS ed assistant; non-renewal/terminations-Francisco Velazquez, Riverside Jr./Sr. High School head boys' soccer coach; employment/promotions/transfers-Alicia Calvillo, RJSHS ed assistant, Tracy Finck, IJSHS ed assistant, Carmelita Morrison, IJSHS ed assistant, Hans Rockwell, A.C. Houghton Elementary ABC Room behavior tech; extra duty contracts-Cole Ashby, RJSHS baseball coach, Luis Campos, RJSHS assistant tennis coach, Edgar Dueñas, RJSHS temporary assistant boys' soccer coach, Richard Schranz, IJSHS assistant boys' soccer coach.
- heard the following announcements: Oregon School Board Association fall regional meeting, October 17; end of first quarter, October 24; bond advisory workshop #2, November 6, HJSHS; no school Monday, November 11, Veteran's Day; OSBA annual convention, November 14-17; next board meeting, Tuesday, November 12, ACH.

CREDIT/DEBIT CARDS


-Continued from PAGE ONE

complaints and issues have recently been going down, that the neighborhood watch is going well with people still reporting suspicious activity with a couple of the captains still reporting to the sheriff's office regularly. City Manager Kraig Cutsforth reported that he has been sending

out lots of letters for inoperable cars and tall weeds. He said he has gotten about 50 percent compliance from the letters. It was reported that one property had more chickens than what it had been permitted for. It was also mentioned that a couple of people have been going through the garbage

cans and the hunters' garbage bins at city park.

In business with the planning commission, it was reported that a variance request from Mike and Kay Proctor of 475 Morgan Street for construction of a two-bay carport at their home was approved by the commission.



The Heppner Gazette-Times wants pictures of your trophy animals from this hunting season for our Trophy Corner. Stop by to have your picture taken, drop off photos, mail them to PO Box 337 in Heppner, email them to editor@rapidsolve.net or text cell phone photos to 541-980-6674.