

**PUBLIC NOTICE**

**TRUSTEE'S NOTICE OF SALE**

TS No. OR06000057-19-1 APN 8341 / 5N27 19CB 5502 TO NO 191271737-OR-MSO TRUSTEE'S NOTICE OF SALE Reference is made to that certain Trust Deed made by, ROBERT L BOLEN AND LINDA K BOLEN, AS TENANTS BY ENTIRETY as Grantor to STEWART as Trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC ("MERS"), as designated nominee for GLOBAL EQUITY FINANCE, INC., Beneficiary of the security instrument, its successors and assigns, dated as of April 25, 2018 and recorded on May 1, 2018 as Instrument No. 2018-42186 of official records in the Office of the Recorder of Morrow County, Oregon to-wit: APN: 8341 / 5N27 19CB 5502 LOTS 5, 6, 7 AND 8, BLOCK 28, IRRIGON, IN THE CITY OF IRRIGON, COUNTY OF MORROW AND STATE OF OREGON Commonly known as: 315 NE SEVENTH STREET, IRRIGON, OR 97844 Both the Beneficiary, Lakeview Loan Servicing, LLC, and the Trustee, Nathan F. Smith, Esq., OSB #120112, 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: Failed to pay payments which became due Monthly Payment(s): 1 Monthly Payment(s) from 04/01/2019 to 07/22/2022 at \$40,644.47 Monthly Late Charge(s): 1 Monthly Late Charge(s) By this reason of said default the Beneficiary has declared all obligations secured by said Trust Deed immediately due and payable, said sums being the following, to-wit: The sum of \$144,087.76 together with interest thereon at the rate of 4.62500% per annum from March 1, 2019 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 of said Trust Deed. Wherefore, notice is hereby given that, the undersigned Trustee will on November 16, 2022 at the hour of 12:00 PM, Standard of Time, as established by Section 187.110, Oregon Revised Statutes, Court Street entrance steps to the Morrow County Courthouse, 100 Court St, Heppner, OR 97836 County of Morrow, 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 reason-

able 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 or 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. 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. 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" includes their respective successors in interest, if any. Dated: 7/14/2022 By: Nathan F. Smith, Esq., OSB #120112 Successor Trustee Malcolm & Cisneros, A Law Corporation Attention: Nathan F. Smith, Esq., OSB #120112 c/o TRUSTEE CORPS 17100 Gillette Ave, Irvine, CA 92614 949-252-8300 Published July 27, August 3, 10 and 17, 2022 Affidavit

**MORROW COUNTY LAND USE HEARING**

THE MORROW COUNTY BOARD OF COMMISSIONERS will hold the following hearings of public interest on Wednesday, August 24, 2022, at 9:00 a.m. at the Bartholomew Building, 110 N Court Street in Heppner, Oregon. For information on meeting participation via Zoom please visit the Morrow County website https://www.co.morrow.or.us/meetings and the Zoom link will be located within the agenda dated for this hearing.

Morrow County Subdivision Ordinance and Zoning Ordinance Amendment AS-138-22 and AZ-139-22 This action is to update the Morrow County Subdivision Ordinance and relevant sections of MCZO Articles 9 and 1. Applicable criteria include MCZO Section 8.040 Amendments. This is the second of at least two public hearings with the final hearing before the Board of Commissioners.

Port of Morrow County Interchange Area Management Plan (IAMP) Update: AP-137-22 Comprehensive Plan Amendment will update the 2012 IAMP Chapter 7 primarily to allow a roundabout north of Interstate 84 and also to include a multi-use path on both sides of the Interstate. Applicable Standards include MCZO Section 8.040 Amendments and Statewide Planning Goals 1 Citizen Involvement and Goal 12 Transportation. This is the second of at least two public hearings with the final hearing before the Board of Commissioners.

Opportunity to voice support or opposition to the above applications 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 on or before August 17, 2022. For more information, please contact Tamra Mabbott or Stephanie Case at 922-4624 or by email at scase@co.morrow.or.us and tmabbott@co.morrow.or.us

DATED this 27th day of July 2022

**MORROW COUNTY PLANNING DEPARTMENT**

Published August 3, 2022 Affidavit

**LEXINGTON CITY MAYOR AND CITY COUNCIL OPENINGS**

The City of Lexington has openings for the Mayor and 3 Council positions for the November 8, 2022 General Election. Anyone who is interested in running for the above positions must be 18 years of age, a registered voter, and reside in the City of Lexington during the 12 months immediately preceding the election date. No elective officer may be a City employee though may hold a volunteer position with the City.

**IONE CITY MAYOR AND CITY COUNCIL OPENINGS**

The City of Ione has openings for the Mayor and four Council positions for the November 8, 2022 General Election. Anyone who is interested in running for the above positions must be 18 years of age, a registered voter, and reside in the City of Ione during the 12 months immediately preceding the election date. No elective officer may be a City employee though may hold a volunteer position with the City.

For further information and/or a candidate filing form, please contact Ione City Hall at 541-422-7414 or email at cityofioneor@gmail.com. The filing deadline for the positions is August 30, 2022 at 12:00 noon. 8-3-2c

**HEPPNER MAYOR AND CITY COUNCIL POSITIONS OPEN FOR GENERAL ELECTION**

The City of Heppner has the Mayor and three (3) Councilor positions open for the November 8, 2022 General Election. Interested parties must be at least 18 years of age, have resided within the Heppner City Limits for at least twelve (12) months directly preceding election day and be a registered voter in the State of Oregon. The forms can be found at cityofheppner.org or city hall. Interested parties can contact City Hall, Monday through Thursday from 9:00 a.m. to 5:00 p.m. Friday until noon. The deadline for filing is 5:00 p.m. August 30, 2022. For more information, contact Kraig Cutsforth at 541-676-9618 or heppner@cityofheppner.org. Completed, signed forms can be mailed to Morrow County Elections, PO Box 338, Heppner, OR 97836-0338 or brought to Heppner City Hall at 111 N Main St. (PO Box 756) Heppner OR 97836 7-27-2c

**LEXINGTON CITY MAYOR AND CITY COUNCIL OPENINGS**

The City of Lexington has openings for the Mayor and 3 Council positions for the November 8, 2022 General Election.

Anyone who is interested in running for the above positions must be 18 years of age, a registered voter, and reside in the City of Lexington during the 12 months immediately preceding the election date. No elective officer may be a City employee though may hold a volunteer position with the City.

The deadline for candidacy filing with Lexington Town Hall is at 5:00 PM on August 30th, 2022. If you have any questions about filing, contact Veronica Hess at (541)989-8515 8-3-2c

**Obituaries**

**James Ralph Walker**

James Ralph Walker, 83, died on Friday, July 15, 2022, at the Guardian Angel Home in Hermiston, OR. Ralph was born June 7, 1939, in Wellsville, UT to Silva Mae and Morris Walker. He was the sixth of eventual eight living children in the family. He attended elementary through high school in the Cache Valley School system.

Carrie; daughter-in-law, Molly Petersen Walker; sisters, LaVon Maughan and Dora Parkinson (Devon); brothers, Clark (Diane) and Charles (Maxine) Walker, as well as many cousins, nieces and nephews. Ralph was predeceased by his son, Stuart; two brothers, Lee and Bill; a sister, Venna; several nephews, nieces and his parents.



James Ralph Walker

After high school graduation, he immediately moved to Island Park, ID where he found a job with the US Forest Service, something that he had hoped to do most of his life. In 1961, he was drafted into the army for two years. In 1966, he and his bride-to-be, Sally, eloped to Pocatello, ID. Through the years, he went to the University of Montana, graduating with a degree in timber management. They had two children, Carrie and Stuart and moved three times for his job to MacDoel, CA, Unity, OR and Heppner, OR.

Ralph, in middle age, developed a passion for golf that he shared with friends and especially his son, Stuart. Together they played many courses, traveling many miles over the years. The family is asking that memorial donations be made to the Willow Creek Country Club Men's Club, c/o Dave Gundersen, PO Box 64, Heppner, OR 97836. Your donation will help fund a memorial bench and plaque with both Ralph and Stuart's names engraved on it and placed on one of the holes at the course.

After working for the Forest Service for 37 years, he retired, then went to work for Carlson's bird hunting business for a few years, which he also enjoyed. Ralph is survived by his wife, Sally; his daughter,

On Sunday, August 14 at noon, an informal potluck lunch and remembrance gathering will be held at the Heppner Methodist Church in the Fellowship room in the basement. All are invited, with or without a food offering.

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**NEW LISTING!**



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**464 WEST ST Heppner**  
**SYKES REAL ESTATE**  
 188 W. Willow  
 P.O. Box 337  
 Heppner, OR 97836  
 david@sykesrealestate.net  
**Owner/Broker David Sykes**  
**541-980-6674**

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