

LANE COUNTY SHERIFF'S OFFICE

Sheriff Byron M. Trapp



NOTICE OF SHERIFF'S SALE OF REAL PROPERTY ON WRIT OF EXECUTION

By virtue of a Writ of Execution issued out of the Circuit Court of the State of Oregon for the County of Lane, in the case of KEY BANK NATIONAL ASSOCIATION, ITS SUCCESSORS IN INTEREST AND/OR ASSIGNS, plaintiff, and LEONA A. TAYLOR; AND OCCUPANTS OF THE PREMISES, defendants, Case No. 16CV17223, together with written instructions, to me directed, commanding me to sell all of the right, title, interest and claim of the above named defendants in the real property described in the judgment to satisfy the money award in the sum of \$59,492.98. On September 11th, 2017, I levied on the defendants right, title, interest and claim in and to the following described real property:

DEED 1:

PROPERTY AT TOWNSHIP 16 RANGE 05 SECTION 35 PARCEL 00602.22 ACRES. PLUS MOBILE HOME LOCATED AN ABOVE DESCRIBED PROPERTY IN COUNTY OF LANE COUNTY OREGON. SITUATED IN THE COUNTY OF LANE AND STATE OF OREGON.

DEED 2:

THE LAND REFERRED TO IN THIS WARRANTY DEED IS DESCRIBED AS: LOTS 8, 9, 10 AND 11 BLOCK 113, SECOND AMENDED PLAT OF FERNRIDGE, AS PLATTED AND RECORDED AT PAGE 28 OF VOLUME 6, LANE COUNTY OREGON PLAT RECORDS, IN LANE COUNTY, OREGON. SITUATED IN THE COUNTY OF LANE AND STATE OF OREGON.

MORE ACCURATELY DESCRIBED AS FOLLOWS:

LOTS 7, 8, 9, 10 AND 11, BLOCK 113, SECOND AMENDED PLAT OF FERNRIDGE, AS PLATTED AND RECORDED AT PAGE 28, VOLUME 6, LANE COUNTY OREGON PLAT RECORDS, IN LANE COUNTY, OREGON; TOGETHER WITH THAT PORTION OF COMMERCIAL PLACE AS VACATED BY FINAL ORDER 91-1-16-14, RECORDED FEBRUARY 28, 1991, RECORDING NO. 9109877, WHICH INURED THERETO.

More commonly known as: 27500 4th Street, Junction City, Oregon 97448

Notice is hereby given that I will, on November 30th, 2017, at 10:00 o'clock a.m., at the main entrance of the Lane County Sheriff's Office; 125 E. 8th Avenue, Eugene, Oregon, sell the right, title, interest and claim of the defendants in the above described real property **subject to redemption** as provided by law, to the highest bidder for cash, in hand, at public oral auction.

Conditions of Sale: Only U.S. currency and/or certified cashier's checks made payable to Lane County Sheriff's Office will be accepted. Payment must be made in full immediately upon close of the sale.

SALE WILL BE SUBJECT TO ANY AND ALL PRIOR LIENS.

Before bidding at the sale, a prospective bidder should independently investigate:

- (a) **The priority of the lien or interest of the judgment creditor;**
- (b) **Land use laws and regulations applicable to the property;**
- (c) **Approved uses for the property;**
- (d) **Limits on farming or forest practices on the property;**
- (e) **Rights of neighboring property owners; and**
- (f) **Environmental laws and regulations that affect the property.**

Publication Dates:

**BYRON M. TRAPP, SHERIFF
LANE COUNTY, OREGON**

OSSA 10/2/17 thru 11/2/17

Register Guard 10/4/17, 10/11/17,
10/18/17 & 10/25/17

By: A. Wollenschlaeger, Deputy Date: 9/11/17