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Court clerk has not verified the figures in this writ. If you have questions regarding this writ, please contact your legal counsel, the issuing attorney or company. Debtor may contest this writ by filing a claim of exemption.

**IN THE CIRCUIT COURT OF THE STATE OF OREGON  
FOR THE COUNTY OF MULTNOMAH**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, its successors in interest and/or assigns,

Case No. 15CV19124

**WRIT OF EXECUTION**

Plaintiff,

v.

FRANK M. CLOW aka FRANK MARTIN CLOW; MARIE M. CLOW aka MARIE MARGARET CLOW; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO WASHINGTON MUTUAL BANK; CITIBANK N.A.,

Defendants.

TO THE MULTNOMAH COUNTY SHERIFF:

On June 14, 2016, a General Judgment of Foreclosure and Declaration of Amount Due by Default was entered by the Multnomah County Circuit Court foreclosing Plaintiff's Deed of Trust and directing that the property subject to the Deed of Trust be sold to satisfy the unpaid debt due to Plaintiff. On May 5, 2017, a Supplemental Judgment and Declaration of Amount Due was also entered by this Court

The mailing address for the judgment creditor is: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, its successors in interest and/or assigns c/o at Aldridge Pite, LLP, 111 SW Columbia St., Ste. 950, Portland, OR 97201.

The real property to be sold at public auction is commonly known as 21730 NE Interlachen Ln, Fairview, OR 970240000 ("Subject Property"), and legally described as:

1 TRACTS 89, 90, AND 91, FAIRVIEW COUNTRY CLUB TRACTS, IN THE  
2 COUNTY OF MULTNOMAH AND STATE OF OREGON

3 The total amount due and owing on the General Judgment as of July 6, 2017;

4 Judgment:	Principal	\$381,224.63
5	Attorney Fees	\$2,390.00
6	Costs	\$185.00
7	Prevailing Party Fee	\$300.00
8 Post-Judgment:	Interest(3.00000%, \$22.62/day)	\$11,807.64 (2/1/16 through 7/6/17)
9	Attorney Fees	\$260.00

10 TOTAL: \$396,167.27

11 The total amount due and owing on the Supplemental Judgment as of July 6, 2017;

13 Supplemental Judgment:	\$24,354.52
14 Attorney's Fees and Costs	\$2,123.97
15 Interest (to cover increase in	\$588.12 (2/1/17 through 7/6/17)
16 variable amount, \$3.77/day)	

17 TOTAL: \$27,066.61

18 Pursuant to the General Judgment and Supplemental Judgment, the total amount owed as  
19 of July 6, 2017 is **\$423,239.88.**

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Page 2 – WRIT OF EXECUTION

1 In the name of the State of Oregon, you are hereby directed to proceed to notice for sale  
2 and sell the Subject Property. After the sale, you are directed to issue a certificate of sale to the  
3 purchaser and file a return on the writ of execution, depositing the sale proceeds with the Court.  
4 Further, you are directed to execute, after the time for redemption has elapsed, a deed to the  
5 holder of the certificate of sale.

6 DATED 7/19/17.




COURT ADMINISTRATOR FOR  
MULTNOMAH COUNTY CIRCUIT  
COURT

By: \_\_\_\_\_

Deputy

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9  
10  
11 Presented by:  
ALDRIDGE PITE, LLP

12 \_\_\_\_\_  
13   
14 Shannon K. Calt, OSB #121855  
15 (858) 750-7600  
16 (503) 222-2260 (facsimile)  
scalt@aldridgepite.com  
111 SW Columbia Street Suite 950  
Portland, OR 97201

17 Of Attorneys for Plaintiff  
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5 **IN THE CIRCUIT COURT OF THE STATE OF OREGON**  
6 **FOR THE COUNTY OF MULTNOMAH**

7 JPMORGAN CHASE BANK, NATIONAL  
8 ASSOCIATION, its successors in interest  
and/or assigns,  
9 Plaintiff,

v.

10 FRANK M. CLOW aka FRANK MARTIN  
11 CLOW; MARIE M. CLOW aka MARIE  
12 MARGARET CLOW; JPMORGAN CHASE  
BANK, NATIONAL ASSOCIATION,  
SUCCESSOR BY MERGER TO  
WASHINGTON MUTUAL BANK;  
CITIBANK N.A.,  
13 Defendants.

Case No. 15CV19124

**GENERAL JUDGMENT OF  
FORECLOSURE AND DECLARATION  
OF AMOUNT DUE BY DEFAULT**

ORCP Rule 69

PURSUANT TO SB368, THIS IS A  
JUDGMENT OF FORECLOSURE AND  
DOES NOT CONSTITUTE A MONEY  
AWARD AGAINST ANY DEFENDANT

14  
15 Based upon the Court's Order of Default against defendants FRANK M. CLOW aka  
16 FRANK MARTIN CLOW, MARIE M. CLOW aka MARIE MARGARET CLOW,  
17 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO  
18 WASHINGTON MUTUAL BANK; CITIBANK N.A., the records on file herein, and pursuant  
19 to the Motion for General Judgment and Declaration of Amount Due by Default by Plaintiff  
20 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, its successors in interest and/or  
21 assigns ("Plaintiff"),

22 **IT IS HEREBY ADJUDGED:**

23 1. Plaintiff's security interest in the real property located at 21730 NE Interlachen  
24 Ln, Fairview, OR 97024 ("Subject Property"), as evidenced by the Deed of Trust recorded  
25 November 16, 1999 in the official records of Multnomah County as Instrument Number  
26 99209644 ("Deed of Trust"), is a viable first priority lien, superior to the interests of all the

Page 1 – GENERAL JUDGMENT AND DECLARATION OF AMOUNT DUE BY DEFAULT

1 Defendants. All rights, claims, ownerships, liens, titles and demands of all Defendants are  
2 subsequent to Plaintiff's lien as created by the Note and Deed of Trust. The Subject Property is  
3 legally described as follows:

4 TRACTS 89, 90, AND 91, FAIRVIEW COUNTRY CLUB TRACTS, IN THE  
5 COUNTY OF MULTNOMAH AND STATE OF OREGON

6 2. The Deed of Trust is foreclosed and upon entry of this Judgment the court  
7 administrator shall upon request of Plaintiff issue a writ of execution for the sale, by the Sheriff,  
8 in the manner provided by law;

9 3. Plaintiff has submitted a Declaration of Amount Due and is owed the total amount  
10 due under the Note and Deed of Trust and any future advances and/or fees that may be made or  
11 incurred pursuant to the terms of the Note and Deed of Trust up to the date of the execution sale.  
12 This amount is to be satisfied by sale of the Subject Property as directed under this Judgment;

13 4. Plaintiff is owed reasonable attorney fees plus the remaining flat rate fees for an  
14 uncontested execution on the Judgment, pursuant to the Note and Deed of Trust and ORCP Rule  
15 68(C), which amount may be added to the outstanding obligation due and owing under the Note  
16 and Deed of Trust and recovered from the proceeds of the sheriff's sale. Pursuant to the Deed of  
17 Trust, these fees continue to accrue to the date of the execution sale. This amount to be satisfied  
18 by sale of the Subject Property as directed under this Judgment;

19 5. Plaintiff is owed costs of suit pursuant to the Note and Deed of Trust, ORCP Rule  
20 68(A)(2) and ORS 20.115(4), which may be added to the outstanding obligation due and owing  
21 under the Note and Deed of Trust and recovered from the proceeds of the sheriff's sale. Pursuant  
22 to the Deed of Trust, these costs continue to accrue to the date of the execution sale. This  
23 amount to be satisfied by sale of the Subject Property as directed under this Judgment;

24 6. Plaintiff is owed the prevailing party fee of \$300.00, this amount to be satisfied by  
25 sale of the Subject Property as directed under this Judgment.

26 7. The Sheriff shall make a return on the writ of execution to the court administrator

Page 2 – GENERAL JUDGMENT AND DECLARATION OF AMOUNT DUE BY DEFAULT

1 along with the proceeds of the sale, if any. The proceeds of the sale, if any, shall be applied first  
2 toward the costs of the sale; then toward the satisfaction of Plaintiff's Judgment of Foreclosure  
3 awarded herein; and the surplus, if any, to the clerk of the court to be distributed to such party or  
4 parties as may establish their right thereto. The Defendants and all persons claiming through or  
5 under Defendants, whether lien claimants, judgment creditors, claimants arising under junior  
6 mortgages or deeds of trust, purchasers, encumbrances or otherwise, shall be barred and  
7 foreclosed from all rights, claims, interest or equity of redemption in the Subject Property and  
8 every part of the Subject Property when the time for redemption has elapsed;

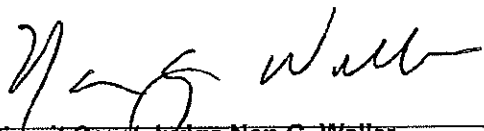
9 8. Plaintiff or any other party to this action may become a purchaser at the  
10 foreclosure sale, and such purchaser shall be immediately let into possession of the subject  
11 property, until redemption of the property, if any. The purchaser at the foreclosure sale or any  
12 successor in interest may apply to this Court for a writ of assistance to gain possession of the  
13 subject property if Defendants or any other party or person refuses to surrender possession.

14 DECLARATION OF AMOUNT DUE BY DEFAULT  
15 (PURSUANT TO SB 368, THIS IS A JUDGMENT OF FORECLOSURE AND DOES NOT  
16 CONSTITUTE A MONEY AWARD AGAINST ANY DEFENDANT)

- 17 1. The amount of the judgment is \$381,224.63.
- 18 2. Simple interest at the variable rate currently at 3.00000% (\$22.62 *per diem*) after  
19 January 31, 2016, through the date of sale.
- 20 3. Attorney fees of \$2,390.00, plus \$260.00, through the date of sale.
- 21 4. Attorney cost of \$185.00, plus costs accrued through the date of sale.
- 22 5. Prevailing party fee: \$300.00.

23 **IT IS SO ADJUDGED**

Signed: 6/13/2016 03:29 PM

24   
25 Circuit Court Judge Nan G. Waller  
26 proxy signed by LD