

# JACKSON COUNTY SHERIFF'S OFFICE

"Conservators of the Peace"

Sheriff Nathan Sickler



State of Oregon ) Court Case #17CV08627  
 )  
County of Jackson ) Sheriff's Case #17-05270

## NOTICE OF SHERIFF'S SALE (Real Property)

On December 5, 2017, at the hour of 10:00 AM at the Jackson County Sheriff's Office, Civil Division, 5179 Crater Lake Hwy, in the City of Central Point, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Jackson County Sheriff's Office, subject to redemption, the defendant's interest, in the following described real property:

**THE LAND REFERRED TO IN THIS GUARANTEE IS SITUATED IN THE CITY OF EAGLE POINT, COUNTY OF JACKSON, STATE OF OREGON, AND IS DESCRIBED AS FOLLOWS: COMMENCING AT A 5/8" REBAR WITH PLASTIC CAP SET FOR THE SOUTHEAST CORNER OF LOT 22 OF EAGLE POINT MEADOWS, A RECORDED SUBDIVISION LOCATED IN JACKSON COUNTY, OREGON; THENCE ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 22 ALSO BEING THE NORTHERLY RIGHT-OF-WAY LINE OF BARTON ROAD; NORTH 89° 59' 51" WEST (RECORD=SOUTH 89°59' WEST), 49.914 FEET TO A 5/8" REBAR WITH PLASTIC CAP SET FOR THE TRUE POINT OF BEGINNING; THENCE ALONG SAID BARTON ROAD LINE, NORTH 89° 59' 51" WEST (RECORD=SOUTH 89° 59' WEST), 71.086 FEET TO A 5/8" REBAR WITH PLASTIC CAP SET; THENCE NORTH 0° 14' 55" EAST, 112.00 FEET; THENCE SOUTH 89° 55'51" EAST, 70.914 FEET TO A 5/8" REBAR WITH PLASTIC CAP SET; THENCE 31.502 FEET ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT (LONG CHORD BEARS SOUTH 44° 52' 28" EAST, 28.345 FEET) TO A 5/8" REBAR WITH PLASTIC CAP SET; THENCE SOUTH 0° 14' 55" WEST, 72.00 FEET TO A 5/8" REBAR WITH PLASTIC CAP SET; THENCE 31.33 FEET ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT (LONG CHORD BEARS SOUTH 45° 07' 32" WEST, 28.223 FEET) TO INTERSECT THE SAID BARTON ROAD LINE AT THE TRUE POINT OF BEGINNING.**

The property is commonly known as: 233 BARTON ROAD, EAGLE POINT, OR 97524.

Said sale is made pursuant to a Writ of Execution dated June 12, 2017, issued out of the Circuit Court of the State of Oregon for the County of Jackson where NATIONSTAR MORTGAGE LLC is plaintiff, and SAMUEL DOUGLAS GLASS; TAVIA A. GLASS and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR

INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 233 BARTON ROAD,  
EAGLE POINT, OR 97524 is defendant.

**PROSPECTIVE BIDDERS READ THIS SECTION CAREFULLY**

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.

**Conditions of Sale: All potential bidders are subject to inspection of funds prior to or during participation in the auction to qualify as a bidder. Individuals without prior sufficient funds, or that have not qualified before the start of the auction, will not be allowed to participate. Only U.S. currency and/or cashier's checks made payable to Jackson County Sheriff will be accepted. Payment must be made in full immediately upon conclusion of the sale. Only the judgment creditor who obtained the writ may credit bid up to the Writ amount plus allowed costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowed costs.**

Interested parties can obtain additional information in either of the following websites:

<http://oregonsheriffssales.org/>

<http://jacksoncountyor.org/sheriff/services/sheriffs-sales>

NATHAN SICKLER, SHERIFF  
Jackson County, Oregon