



Clackamas County Sheriff's Office

NOTICE OF SHERIFF'S SALE

On November 14, 2017 at the hour of 10:00 AM inside the main entrance to the Clackamas County Courthouse, 807 Main Street, in the City of Oregon City, OR (handicap accessible), I will sell at public auction to the highest bidder for cash or certified check, in hand, all of the interest of the defendant(s) in the following described real property, subject to redemption, located in Clackamas County, Oregon, to wit:

PARCEL I:

Part of Lot 56, PRUNELAND, in Section 28, Township 3 South, Range 1 East, of the Willamette Meridian, in the City of Canby, County of Clackamas and State of Oregon, described as follows:

Beginning at a 1/2 inch iron rod at the Southwest corner of said Lot 56, PRUNELAND; thence North 78° 24' East, along the Northerly boundary of Territorial Road, 175.20 feet to a 1/2 inch iron rod, the true point of beginning, at a point being also the Southwest corner of the above mentioned Harbaugh tract; thence North 169.00 feet to a 5/8 inch iron rod; thence East 120.00 feet to a 5/8 inch iron rod; thence South 144.37 feet to a 1/2 inch iron rod on the Northerly boundary of Territorial Road, said iron rod being the Southeast corner of the above mentioned Harbaugh tract; thence South 78° 24' West along the Northerly boundary of Territorial Road, 122.50 feet to a 1/2 inch iron rod, the true point of beginning.

PARCEL II:

Part of Lot 56, PRUNELAND, in Section 28, Township 3 South, Range 1 East, of the Willamette Meridian, in the City of Canby, County of Clackamas and State of Oregon, described as follows:

Beginning at the Southwest corner of said Lot 56; thence North 78° 24' East, along the Northerly boundary of Territorial Road, a distance of 175.20 feet to a 1/2 inch iron rod; thence North a distance of 169.00 feet to a 5/8 inch iron rod; thence East a distance of 120.00 feet to a 5/8 inch iron rod, being the Northeast corner of that certain tract conveyed to Gerald Seifert and Viola L. Seifert, husband and wife, by Deed recorded August 31, 1971, as Recorder's Fee No. 71-19666, and also being the true point of beginning of the tract to be described; thence East a distance of 12 feet; thence South, parallel with the East line of said Seifert tract, a distance of 144.00 feet, more or less, to the Northerly boundary of Territorial Road; thence Southwesterly, along the said North boundary of Territorial Road, a distance of 12.00 feet, more or less, to the Southeast corner of said Seifert tract; thence North a distance of 144.37 feet to the true point of beginning.

and more commonly known as 592 NE Territorial Road Canby, OR 97013

"Working Together to Make a Difference"

Civil Division • 807 Main Street, Room 100, Oregon City, OR 97045
Tel 503-655-8351 • Fax 503-650-3038 • www.clackamas.us/sheriff

Said sale is made under a Writ of Execution issued out of the Circuit Court of the State of Oregon for the County of Clackamas to me directed in the case of:

ONEWEST BANK, FSB,

Plaintiff,

v

BOBBIE L. BREEDLOVE AKA BOBBIE LORRAINE BREEDLOVE; UNKNOWN HEIRS OF BOBBIE L. BREEDLOVE AKA BOBBIE LORRAINE BREEDLOVE; RAYMOND W. BREEDLOVE, AS AFFIAN OF THE SMALL ESTATE OF BOBBIE L. BREEDLOVE AKA BOBBIE LORRAINE BREEDLOVE; RAYMOND W. BREEDLOVE, INDIVIDUALLY; CLIFFORD BREEDLOVE; LELAND BREEDLOVE; UNITED STATES OF AMERICA; STATE OF OREGON; AND OCCUPANTS OF THE PREMISES; and all other persons, parties, or occupants unknown claiming any legal or equitable right, title, estate, lien, or interest in the real property described in the complaint herein, adverse to Plaintiff's title, or any cloud on Plaintiff's title to the Property,

Defendant(s)

Case No. CV12050775 Execution dated: August 08, 2017

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

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

CRAIG ROBERTS, SHERIFF
Clackamas County

Attorney: Malcom Cisneros, ALC
Posted at: www.oregonsheriffssales.org

By: _____

ADRIANNA DOMINGUEZ
ADMINISTRATIVE ANALYST 1

All potential bidders are subject to inspection of funds prior to participating in the auction. Individuals without proof of sufficient funds will not be allowed to participate. Certified checks must be made payable to Clackamas County Sheriff's Office.