



OFFICE OF THE SHERIFF

Curtis L. Landers

225 W. Olive Street

Newport, Oregon 97365

Civil (541) 265-4915

www.co.lincoln.or.us/sheriff

State of Oregon)
)
County of Lincoln)

Court Case# 15CV16266

Sheriff's Case# 17-1666

NOTICE OF SHERIFF'S SALE
(Real Property)

On the 21st day of December, 2017, at the hour of 10:00 a.m., p.m. at the Lincoln County Sheriff's Office, 225 W Olive St., Rm 203, in the City of Newport, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Lincoln County Sheriff's Office, subject to redemption, all of the interest which the Defendant William D. Parrett ("Defendant") had on May 5, 2010, the date of the foreclosed Deed of Trust which was recorded on May 7, 2010, as Instrument No. 2010-04734 in the official records of the Lincoln County Recorder's Office, and/or all of the interest which Defendant had thereafter, in the following described real property:

Lot 4, Block 5, CEDAR HEIGHTS PARK - PHASE 2, in the City of Waldport, County of Lincoln and State of Oregon

commonly known as 1345 SW Forest Pkwy, Waldport, OR 97394

Said sale is made pursuant to a Writ of Execution dated the 6th day of July, 2017, issued out of the Circuit Court of the State of Oregon for the County of Lincoln to me directed in the case of American Financial Resources, Inc, Plaintiff vs. William D. Parrett, an individual; 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, Defendants.

On November 9, 2017, I levied on this property by filing a Notice of Levy with the court.

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.

