

State of Oregon)
)
County of Josephine)

Court Case# 15CV25425

NOTICE OF SHERIFF'S SALE
(Real Property)

On December 6, 2017, at the hour of 11:30 AM, inside the front door of the Josephine County Courthouse, Josephine County, in the City of Grants Pass, Oregon, I will sell at public auction to the highest bidder for cash in hand, the following described real property, subject to redemption, located in Josephine County, Oregon, to wit:

PARCEL 1:

Beginning at a point where the South line of the South Highline Canal of the Grants Pass Irrigation District intersects the West line of Tract 43 of CHICAGO LAND CO. SUBDIVISION, Josephine County, Oregon; thence South along the West line of Tract 43 of Chicago Land Co. Subdivision, 150 feet; thence East 145.2 feet; thence North and parallel to the West line of said Tract 43 to the South line of the South Highline Canal; thence Westerly along the South line of said South Highline Canal to the point of beginning.

PARCEL 2:

Easements for the benefit of Parcel 1 as created by instrument recorded July 18, 1962 in Volume 221, Page 402 and July 25, 1974 in Volume 303, Page 235, Official Records of Josephine County, Oregon, for ingress and egress.

and commonly known as: 499 W Harbeck Road, Grants Pass, OR 97527.

Said sale is made pursuant to a Writ of Execution received by me on October 18, 2017, issued out of the Circuit Court of the State of Oregon for the County of Josephine to me directed in the case of:

OREGON HOUSING AND COMMUNITY SERVICES DEPARTMENT, STATE OF OREGON,, Plaintiff vs. MARK SHAY AKA MARK ALAN SHAY; MICHELLE J. SHAY AKA MICHELLE JANINE SHAY; OCCUPANTS OF THE PROPERTY,, Defendants,

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

I hereby declare that the above statement is true to the best of my knowledge and belief, and that I understand it is made for use as evidence in court and is subject to penalty for perjury.

Dave Daniel, SHERIFF
Josephine County, Oregon

By _____
L. Morgan, Deputy

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