

State of Oregon)
)
County of Josephine)

Court Case# 15CV02342

NOTICE OF SHERIFF'S SALE
(Real Property)

On January 17, 2018, 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:

Lots 1, Morningside Planned Unit Development, in the City of Grants Pass, Josephine County, Oregon, according to the official plat thereof now of record.

and commonly known as 1810 NE D St, Grants Pass, OR 97526.

Said sale is made pursuant to a Writ of Execution received by me on December 5, 2017, issued out of the Circuit Court of the State of Oregon for the County of Josephine to me directed in the case of:

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO COUNTRYWIDE BANK,, Plaintiff vs. JEFFREY S. FISCUS, THE UNKNOWN SUCCESSOR TRUSTEES OF THE TREVOR H. AND ELIZABETH I. PENNINGTON TRUST DATED MAY 5, 1992, TIMOTHY B. CUMMINGS, DANIEL L. HULL, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF MAX H. HULL, DECEASED, DANIEL L. HULL, SUCCESSOR TRUSTEE OF THE HULL FAMILY TRUST, DATED JUNE 30, 2006, DON PENNINGTON, TRUSTEE OF THE TREVOR H. AND ELIZABETH I. PENNINGTON TRUST DATED MAY 5, 1992, ELIZABETH PENNINGTON, TRUSTEE OF THE TREVOR H. AND ELIZABETH I. PENNINGTON TRUST DATED MAY 5, 1992, DANIEL L. HULL, MARY E. HULL, WILLIAM G. HULL, MARY E. HULL, SUCCESSOR TRUSTEE OF THE HULL FAMILY TRUST, DATED JUNE 30, 2006, P PU, THE UNKNOWN HEIRS AND DEVISEES OF MAX H. HULL, DECEASED, THE UNKNOWN SUCCESSOR TRUSTEE OF THE HULL FAMILY TRUST, DATED JUNE 30, 2006, TREVOR H. PENNINGTON, TRUSTEE OF THE TREVOR H. AND ELIZABETH I. PENNINGTON TRUST DATED MAY 5, 1992, CONSOLIDATED PROPERTY HOLDINGS, WHITNEY FEDOSKY AKA WHITNEY PATTERSON, THE ESTATE OF DAVID FEDOSKY, DECEASED, THE UNKNOWN HEIRS & DEVISEES OF DAVID FEDOSKY, DECEASED, DAVID FEDOSKY, JR., MICHAEL FEDOSKY, SHANI FEDOSKY, AND PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN,, 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

First Publication: December 19, 2017 Last Publication: January 9, 2018
Posted on the OSSA Website from December 20, 2017 through January 16, 2018