

NOTICE OF SHERIFF'S SALE

Execution in Foreclosure
(Real Property)

On the 23rd day of January, 2018 at the hour of 10:00 AM, at the main entrance of the Marion County Courthouse, in the City of Salem, Oregon, I will sell at public oral auction to the highest bidder for cash the following described real property, subject to redemption, located in Marion County, Oregon, to-wit:

LOT SIX (6), BLOCK FOUR (4), RICHMOND ADDITION TO SALEM, IN THE CITY OF SALEM,
MARION COUNTY AND STATE OF OREGON.

Commonly known as: 237 Richmond Ave SE, Salem, OR 97301

Said sale is made under a Writ of Execution in Foreclosure issued out of the Circuit Court of the State of Oregon for the County of Marion, case no. 17CV00220, to me directed in the case of WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, vs. EUGENE D. BERGER, JACQUI M BERGER, SANDRA M. BERGER, NORTHWEST COMMUNITY CREDIT UNION FKA WOOD PRODUCTS CREDIT UNION, CASCADE COLLECTIONS, INC., CAPITAL CREDIT & COLLECTION SERVICE, INC., VALLEY CREDIT SERVICES, INC., RAY KLEIN INC., DBA PROFESSIONAL CREDIT SERVICE , ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 237 RICHMOND AVENUE SE, SALEM, OR 97301, Defendants.

Writ of Execution dated the 10th day of July, 2017.

PROSPECTIVE BIDDERS, READ THIS SECTION CAREFULLY. Before bidding at the sale, a prospective bidder should independently investigate the priority of the lien or interest of the judgment creditor; land use laws and regulations applicable to the property; approved uses for the property; limits on farming or forest practices on the property; rights of neighboring property owners; and environmental laws and regulations that affect the property.

Jason Myers, Sheriff
Marion County, Oregon

By: Brian Wallace, Deputy

Publication: Oregon State Sheriff's Association, Keizer Times

First Publication: December 22, 2017

Last Publication: January 18, 2018

Conditions of Sale: All potential bidders are subject to inspection of funds prior to or during participation of the auction. Individuals without proof of sufficient funds will not be allowed to participate. Only U.S. currency and/or certified cashier's checks made payable to Marion County Sheriff's Office will be accepted. Payment must be made in full immediately upon close of the sale.