



# Clackamas County Sheriff's Office

## *NOTICE OF SHERIFF'S SALE*

On January 16, 2018 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:

A tract of land in the Southwest one-quarter of the Southeast one-quarter of Section 24, Township 4 South, Range 3 East of the Willamette Meridian in the County of Clackamas, State of Oregon, described as follows:

Beginning at a point on the Southeasterly line of Market Road No. 35, also known as Colton-Sandy Highway No. 211, a distance of 794 feet from the intersection of the South line of said section and said Southeasterly line, said point also being the most Westerly corner of that tract conveyed to W.H. Wade by Deed, recorded May 14, 1959, in Book 555, Page 340, Clackamas County Deed Records; thence Southwesterly along the Southeasterly line of said Market Road No. 35, a distance of 150 feet, more or less, to the most Northerly corner of that tract conveyed to Welford L. Robillard, et ux, by Deed, recorded April 27, 1939 in Book 257, Page 482, Clackamas County Deed Records; thence South  $46^{\circ}57'$  East along the East line and its extension of said Robillard Tract, 207.4 feet, more or less, to the most Easterly corner of that tract conveyed to W.L. Robillard, et ux, by Deed recorded August 4, 1942, in Book 297, Page 295, Clackamas County Deed Records; thence North  $38^{\circ}03'$  East, 103.5 feet; thence North  $38^{\circ}30'$  East, 50.2 feet to the most Southerly corner of the aforementioned Wade Tract; thence North  $46^{\circ}57'$  West along the Southwesterly line of said Wade Tract, 185.5 feet to the point of beginning

### PARCEL II:

The Northeasterly 45 feet as drawn parallel and at right angles to the Northeasterly line of the tract herein described:

A tract of land in Section 24, Township 4.South, Range 3 East of the Willamette Meridian, in the County of Clackamas, State of Oregon, described as follows:

Beginning at a point North  $41^{\circ}40'$  East, 568.5 feet from the South one-quarter corner of said section, which point is on the South line of Market Road No. 35, also known as Foothills Highway; thence North  $38^{\circ}36'$  East, along said South line 75.35 feet to the most Northerly corner of that tract described in Book 257, Page 482, Clackamas County Deed Records, and the most Westerly corner of that tract conveyed to G.W. McKelvey, et ux, by Deed recorded

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January 20, 1960 in Book 586, Page 385, Clackamas County Deed Records; thence South 46°57' East, along the Southwesterly line of said McKelvey Tract, 207.4 feet, more or less, to the most Southerly corner thereof and a point in the Northerly line of that tract conveyed to G.W. McKelvey, et ux, by Deed, recorded July 14, 1966 in Book 876, Page 818, Clackamas County Deed Records; thence South 58°03' West along said Northerly line 76.95 feet to the Southeast corner of that tract conveyed to G. W. McKelvey, et ux, by Deed recorded March 25, 1969 as Recorder's Fee No. 69-4865, Clackamas County Deed Records; thence North 46°57' West along the Northeasterly line of said McKelvey tract 181.45 feet to the point of beginning.

and more commonly known as 23588 S Highway 211 Colton, OR 97017-8505

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:

OCWEN LOAN SERVICING, LLC,

Plaintiff,

v

LISA A. STONE, AND PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN,

Defendant(s)

Case No. 16CV28117 Execution dated: November 03, 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: Robinson Tait, P.S.  
Posted at: [www.oregonsheriffssales.org](http://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 County of Clackamas/Civil.