

State of Oregon        )  
                                  )  
County of Lake        )

Court Case# 17CV01889

Sheriff's Case# 180011

**NOTICE OF SHERIFF'S SALE (Real Property)**

On March 1, 2018, at the hour of 10 a.m. at the Lake County Courthouse Lobby, 513 Center Street, Lakeview, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Lake County Sheriff's Office, subject to redemption, all the interest in the following described real property:

Lot 3 in Block 1 of Vernon's First Addition of the Town of Lakeview, Lake County, Oregon, according to the Official Plat thereof;

Commonly known as 121 South I Street, Lakeview, OR 97630

Said sale is made pursuant to a Writ of Execution in Foreclosure dated December 13, 2017, issued out of the Circuit Court of the State of Oregon for the County of Lake where Nationstar Mortgage LLC, is plaintiff, and The Unknown Heirs and Devisees of Marla J Bennett; Larry Ferguson; Rena Brown; Byrne Bennett; Lihn Bennett; Janna Bennett; Occupants of the Property are 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: All potential bidders are subject to inspection of funds prior to or during participation in the auction to qualify as a bidder. Individuals without proof of sufficient funds, or that have not qualified before the start of the auction, will not be allowed to participate. Only U.S. currency and/or cashier's checks made payable to Washington County Sheriff will be accepted. Payment must be made in full immediately upon conclusion of the sale. Only the judgment creditor who obtained the writ may credit bid up to the Writ amount plus allowable costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowable costs.**

**Michael Taylor, SHERIFF**  
Lake, Oregon

By \_\_\_\_\_  
Civil Deputy Eversole