

State of Oregon )  
 )  
County of Union )

Court Case#: 16CV31343  
Sheriff's Case#: 1802537

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

On Wednesday, February 28th, 2018, at the hour of 10:00 a.m., at the Union County Sheriff's Office, 1109 K Ave, La Grande, Or., I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Union County Sheriff's Office, subject to redemption, located in Union County, Oregon to wit: in the following described real property:

THE REAL PROPERTY AND IMPROVEMENTS COMMONLY KNOWN AS 1310 O AVE, LA GRANDE, OREGON 97850 ("SUBJECT PROPERTY"), AND LEGALLY DESCRIBED AS FOLLOWS:

LOT NUMBERED FIVE (5) IN BLOCK NUMBERED SIXTY-TWO (62) OF CHAPLIN'S ADDITION TO LA GRANDE, UNION COUNTY, OREGON, ACCORDING TO THE RECORDED PLAT OF SAID ADDITION.

Said sale is made pursuant to a Writ of Execution of Foreclosure dated October 10 2017, issued out of the Circuit Court of the State of Oregon for the County of Union where Wells Fargo Bank, N.A., is plaintiff, and The Estate of Roberta G. Shorb; The Unknown Heirs, Devisees, and Assignees of Roberta G. Shorb; Katie Shorb; Janelle Shorb; Paul Shorb; United States of America, Acting Through the Secretary of Housing and Urban Development; State of Oregon, Acting Through the Department of Human Services; State of Oregon, Acting Through the Department of Revenue: And All Other Persons or Parties Unknown Claiming Any Right, Title, Lien, or Interest in The Real Property Commonly Known as 1310 O Ave, La Grande, Oregon 97850, is defendant.

**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 Union 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.**

BOYD RASMUSSEN, SHERIFF  
Union, Oregon

By \_\_\_\_\_  
Deputy Terri Spears