



# Clackamas County Sheriff's Office

## *NOTICE OF SHERIFF'S SALE*

On March 06, 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:

UNIT 3, BUILDING A, OF HIDDEN SPRINGS RANCH CONDOMINIUM (PHASE 1 & 2), AS SET FORTH IN CONDOMINIUM DECLARATION RECORDED OCTOBER 2, 1979 AS 79 43601, IN THE CITY OF WEST LINN, CLACKAMAS COUNTY, OREGON, TOGETHER WITH THOSE LIMITED COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AND TOGETHER WITH AN UNDIVIDED FRACTIONAL OWNERSHIP OF THE GENERAL COMMON ELEMENTS OF SAID CONDOMINIUM AS SET FORTH IN THE SAID DECLARATION AND IN ANY SUBSEQUENT AMENDMENTS THERETO AS APPURTENANT TO SAID UNIT.

and more commonly known as 6277 Clubhouse Circle West Linn, OR 97068

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:

NATIONSTAR HECM ACQUISITION TRUST 2015-1, WILMINGTON SAVINGS  
FUND SOCIETY, FSB,

Plaintiff,

v

ALL UNKNOWN HEIRS AND DEVISEES of The ESTATE OF DANIEL LEVANG, a  
deceased individual; ASSOCIATION OF UNIT OWNERS OF HIDDEN SPRINGS  
RANCH CONDOMINIUM, a corporation; Shaun Donovan, solely in his capacity as  
Secretary for UNITED STATES DEPARTMENT OF HOUSING AND URBAN  
DEVELOPMENT; DOES 1 through 10, inclusive, and ROES 1 through 10, inclusive,

Defendant(s)

Case No. CV15010417 Execution dated: November 22, 2017

*"Working Together to Make a Difference"*

Civil Division • 807 Main Street, Room 100, Oregon City, OR 97045  
Tel 503-655-8351 • Fax 503-650-3038 • [www.clackamas.us/sheriff](http://www.clackamas.us/sheriff)

**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: Zieve, Brondax & Steele, LLP  
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.**