

# LANE COUNTY SHERIFF'S OFFICE

*Sheriff Byron M. Trapp*



## NOTICE OF SHERIFF'S SALE OF REAL PROPERTY ON WRIT OF EXECUTION

By virtue of a Writ of Execution issued out of the Circuit Court of the State of Oregon for the County of Lane, in the case of WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR BCAT 2014-9TT, plaintiff, and MATT E. BEATTIE; JOAN BEATTIE; GREAT AMERICAN INSURANCE AGENCY, INC.; BONNIE RILEY; AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 82039 CHICKAREE RD., LOWELL, OR 97452, defendants, Case No. 17CV11458, together with written instructions, to me directed, commanding me to sell all of the right, title, interest and claim of the above named defendants in the real property described in the judgment to satisfy the money award in the sum of \$314,895.24. On February 5th, 2018, I levied on the defendants right, title, interest and claim in and to the following described real property:

BEGINNING AT A POINT ON THE NORTH LINE OF SECTION 30, TOWNSHIP 19 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, 196.68 FEET WEST OF THE INTERSECTION OF THE WESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 58, CALLED THE WILLAMETTE HIGHWAY AND SAID SECTION LINE; AND RUN THENCE WEST ALONG SAID SECTION LINE 294.32 FEET TO A POINT; THENCE SOUTH 370.00 FEET TO A POINT; THENCE EAST PARALLEL WITH SAID SECTION LINE 294.32 FEET TO A POINT; THENCE NORTH 370.00 FEET TO A POINT OF BEGINNING, BEING ALL IN SAID SECTION 30, LANE COUNTY, OREGON.

More commonly known as: 82039 Chickaree Road, Lowell, Oregon 97452

Notice is hereby given that I will, on March 29th, 2018, at 10:00 o'clock a.m., at the main entrance of the Lane County Sheriff's Office; 125 E. 8<sup>th</sup> Avenue, Eugene, Oregon, sell the right, title, interest and claim of the defendants in the above described real property **subject to redemption** as provided by law, to the highest bidder for cash, in hand, at public oral auction.

Conditions of Sale: Only U.S. currency and/or certified cashier's checks made payable to Lane County Sheriff's Office will be accepted. Payment must be made in full immediately upon close of the sale.

**SALE WILL BE SUBJECT TO ANY AND ALL PRIOR LIENS.**

**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.**

**Publication Dates:**

**BYRON M. TRAPP, SHERIFF  
LANE COUNTY, OREGON**

**OSSA** 2/26/18 thru 3/26/18

**Register Guard** 2/28/18, 3/7/18,  
3/14/18 & 3/21/18

By: A. Wollenschlaeger, Deputy Date: 2/5/18