



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

On the 12th day of April 2018, at the hour of 11:00 a.m., inside the main lobby of the Linn County Courthouse, in the City of Albany, Oregon, I will sell at public auction to the highest bidder for cash in hand, the following described real property, subject to redemption, located in Linn County, to-wit:

THE WEST 80 FEET OR EVEN WIDTH OF TRACT 7, MORNINGSIDE TRACTS, IN THE CITY OF ALBANY, COUNTY OF LINN AND STATE OF OREGON.

EXECPTION THERE FROM ALL MINERALS AND MINERAL RIGHTS AS RESERVED IN DEED FROM THE STATE OF OREGON, BY AND THROUGH IT'S DIRECTOR OF VETERAN'S AFFAIRS, RECORDED JULY 15, 1991 IN VOLUME 578, PAGE 989, LINN COUNTY DEED RECORDS.

And more commonly known as 1105 24th Avenue Southeast, Albany, Oregon 97322.

Said sale is made pursuant to a Writ of Execution dated the 8th day of February 2018, issued out of the Circuit Court of the State of Oregon for the County of Linn, Case No. 17CV25832, directed to me in the case of:

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-17, ASSET-BACKED CERTIFICATES SERIES 2006-17, Plaintiff

vs.

PEGGY S. RICE; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR GREENPOINT MORTGAGE FUNDING, INC.; AMERICAN EXPRESS CENTURION BANK; OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION; CREDITORS COLLECTION SERVICE, INC. AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 1105 24TH AVE SE, ALBANY, OR 97322-5531, Defendants

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 OF 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.**

Bruce W. Riley, Sheriff
Linn County, Oregon

By: Taylor A. Rodriguez, Deputy

Conditions of Sale: All potential bidders are subject to inspection of funds prior to or during participation of the auction. Individuals without proof of sufficient funds will not be allowed to participate. Only U.S. currency and/or certified cashier's checks made payable to Linn County Sheriff's Office will be accepted. Payment must be made in full immediately upon close of the sale.