



**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:

BEGINNING AT THE NORTHEAST CORNER OF THE INTERSECTION OF ELEVENTH AND VINE STREETS IN THE CITY OF LEBANON; THENCE EAST ALONG THE NORTH LINE OF VINE STREET, 64.86 FEET; THENCE NORTH 132 FEET TO THE CENTER OF A VACATED ALLEY IN BLOCK 13, NICHOLS ADDITION; THENCE WEST 64.86 FEET TO THE EAST LINE OF ELEVENTH STREET; THENCE SOUTH 132 FEET TO THE POINT OF BEGINNING, BEING A PORTION OF BLOCK 13, NICHOLS ADDITION AND A PORTION OF SECTION 10, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, LINN COUNTY, OREGON.

And more commonly known as 995 West Vine Street, Lebanon, Oregon 97355.

Said sale is made pursuant to a Writ of Execution dated the 7th day of February 2018, issued out of the Circuit Court of the State of Oregon for the County of Linn, Case No. 17CV41148, directed to me in the case of:

UNITED STATES OF AMERICA, acting through the Rural Housing Service or successor agency, UNITED STATES DEPARTMENT OF AGRICULTURE, Plaintiff

vs.

UNKNOWN HEIRS AND DEVISEES OF ELIZABETH CAMPBELL, deceased; all other persons or parties unknown claiming any right, title, lien, or interest in the Property described in the Complaint herein, UNKNOWN HEIRS AND DEVISEES OF DOROTHY CAMPBELL, deceased; all other persons or parties unknown claiming any right, title, lien, of interest in the Property described in the Complaint herein, CITY OF LEBANON, and OREGON DEPARTMENT OF HUMAN SERVICES, 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.