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CLACKAMAS COUNTY SHERIFF

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**IN THE CIRCUIT COURT OF THE STATE OF OREGON  
FOR THE COUNTY OF CLACKAMAS**

JPMORGAN CHASE BANK, NATIONAL  
ASSOCIATION,

Plaintiff,

v.

RODNEY L. CUMMINGS; DAWN  
CUMMINGS aka DAWN MARIE  
CUMMINGS; ALTAMONT  
HOMEOWNERS' ASSOCIATION; UNITED  
STATES OF AMERICA; CACH, LLC; and  
ALL OTHER PERSONS OR PARTIES  
UNKNOWN CLAIMING ANY RIGHT,  
TITLE, LIEN, OR INTEREST IN THE REAL  
PROPERTY COMMONLY KNOWN AS  
10193 SE CRESCENT RIDGE LOOP,  
HAPPY VALLEY, OREGON 97086,

Defendant.

Case No. 16CV21108

**WRIT OF EXECUTION**

TO THE CLACKAMAS COUNTY SHERIFF:

On December 20, 2017, a General Judgment of Foreclosure and Declaration of Amount Due by Default was entered by the CLACKAMAS County Circuit Court, foreclosing Plaintiff's Deed of Trust and directing that the property subject to the Deed of Trust be sold to satisfy the unpaid debt due to Plaintiff.

The mailing address for the judgment creditor is: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION c/o Aldridge Pite, LLP, 111 SW Columbia St., Ste. 950, Portland, OR 97201.

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Aldridge Pite, LLP  
111 SW Columbia Street, Suite 950  
Portland, OR 97201  
(858) 750-7600

1 The real property to be sold at public auction is commonly known as 10193 SE  
2 CRESCENT RIDGE LOOP, HAPPY VALLEY, OREGON 97086 ("Subject Property"), and  
3 legally described as: LOT 117, ALTAMONT, IN THE COUNTY OF CLACKAMAS AND  
4 STATE OF OREGON.

5 The total amount due and owing on the Judgment as of January 19, 2018;

6 Judgment:	Principal	\$580,247.53
7 Pre-Judgment:	Interest(2.000%, \$26.82/day)	\$2,145.60 (October 2, 2017 through
8		December 20, 2017)
9	Attorney Fees	\$4,345.00
10	Costs	\$891.32
11	Prevailing Party Fee	\$300.00
12 Post-Judgment:	Interest(2.000%, \$26.82/day)	\$804.60 (December 21, 2017 through
13		January 19, 2018)
14	Attorney Fees	\$305.00
15	Costs	\$0.00

16 **TOTAL: \$589,039.05**

17 In the name of the State of Oregon, you are hereby directed to proceed to notice for sale  
18 and sell the Subject Property. After the sale, you are directed to issue a certificate of sale to the  
19 purchaser and file a return on the writ of execution, depositing the sale proceeds with the Court.  
20 Further, you are directed to execute, after the time for redemption has elapsed, a deed to the  
21 holder of the certificate of sale.

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1 By the signature of the attorney for the judgment creditor, the person that requested  
2 issuance of the Writ hereby authorizes the sheriff to continue execution under the Writ and delay  
3 making a return on the writ to a date up to 150 days after receipt.

4 Dated: February 6, 2018.



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7  
8 Wendy Watson

9 Presented by:

10 ALDRIDGE PITE, LLP

11 By: Christina Andreoni  
12 { } Hunter Zook, OSB #095578  
13 { } Katie Riggs, OSB #095861  
14 { } Sarah Mathenia, OSB #120681  
15 { } Shannon K. Calt, OSB #121855  
16 {X} Christina Andreoni, OSB #160875  
17 of Attorneys for Judgment Creditor  
18 (858) 750-7600  
19 (503) 222-2260 (facsimile)  
20 orecourtnotices@aldridgepite.com

COURT CLERK HAS NOT VERIFIED FIGURES IN THIS WRIT.  
IF YOU HAVE ANY QUESTIONS REGARDING THIS WRIT,  
PLEASE CONTACT YOUR LEGAL COUNSEL, THE ISSUING  
ATTORNEY OR THE ISSUING COMPANY. DEBTOR MAY CONTEST  
THIS WRIT BY FILING A CLAIM OF EXEMPTION.

Court Administrator relies on the information  
provided by the person seeking issuance of  
this writ of execution and is not liable for any  
errors or omissions in the information