

State of Oregon)
)
County of Josephine)

Court Case# 16CV32864

NOTICE OF SHERIFF'S SALE
(Real Property)

On April 19, 2018, at the hour of 11:30 AM, inside the front door of the Josephine County Courthouse, Josephine County, in the City of Grants Pass, 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 Josephine County, Oregon, to wit:

A parcel of land in the Northwest quarter of Section 6, Township 40 South, Range 7 West of the Willamette Meridian, Josephine County, Oregon, and more particularly described as follows: Commencing at the Northwest corner of said Section 6; thence South 0° 07' West 50.39 feet to an iron rod on the Southerly right of way line of Holland Loop Road, which is the true point of beginning; thence along said right of way line around a curve to the right, the long chord of which bears North 85° 47' East 288.02 feet to an iron rod; thence South 151.24 feet to an iron rod; thence South 85° 47' West 288.33 feet to an iron rod on the West line of said Section 6; thence North 0° 07' East 151.24 feet to the point of beginning.

and commonly known as 5151 Holland Loop Road, Cave Junction, OR 97523.

Said sale is made pursuant to a Writ of Execution received by me on March 9, 2018, issued out of the Circuit Court of the State of Oregon for the County of Josephine to me directed in the case of:

VALLEY EQUIPMENT RENTAL, INC., an Oregon domestic business corporation,, Plaintiff vs. RYAN MATTOCKS, also known as RYAN JOSEPH MATTOCK, RYAN J. MATTOCKS, J. MATTOCKS RYAN, JOSEPH MATTOCKS RYAN, and RYAN MATTOX,, Defendants,

PROSPECTIVE BIDDERS, READ THIS SECTION CAREFULLY

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.

CONDITIONS OF SALE: Only U.S. currency and/or certified cashier's checks made payable to the Josephine County Sheriff's Office will be accepted, at the time and location of the sale. Payment must be made in full immediately upon close of the sale.

I hereby declare that the above statement is true to the best of my knowledge and belief, and that I understand it is made for use as evidence in court and is subject to penalty for perjury.

Dave Daniel, SHERIFF
Josephine County, Oregon

By _____
M. Barnes, Civil Clerk

