

State of Oregon)
)
County of Josephine)

Court Case# 15CV29558

NOTICE OF SHERIFF'S SALE
(Real Property)

On April 20, 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:

Beginning at the intersection of the West right of way line of the County Road and the South line of the Southeast Quarter of the Northwest Quarter of Section 9, Township 37 South, Range 7 West of the Willamette Meridian, Josephine County, Oregon, said point being 75.6 feet West of the center of said Section 9; thence South 89°36'45" West 1260.57 feet to the Southwest corner of the Southeast Quarter of the Northwest Quarter of said Section 9; thence North 0°49'30" East 333.64 feet; thence North 89°36'45" East 1120.75 feet to the West right of way line of the County Road; thence South 22°39' East 362 feet along the West right of way line of said County Road to the point of beginning.

and commonly known as 220 Newt Gulch Road, Wilderville, OR 97543.

Said sale is made pursuant to a Writ of Execution received by me on March 12, 2018, issued out of the Circuit Court of the State of Oregon for the County of Josephine to me directed in the case of:

U.S. BANK NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO BANK OF AMERICA, NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR WASHINGTON MUTUAL MORTGAGE PASS-THROUGH CERTIFICATES WMALT SERIES 2007-2 TRUST,, Plaintiff vs. TRAVIS W. FISHER, REBECCA L. FISHER; OCCUPANTS OF THE PROPERTY,, 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

