

# BAKER COUNTY SHERIFF'S OFFICE



State of Oregon ) Court Case# 17CV18256  
County of Baker ) Sheriff's Case# 2018000443

## NOTICE OF SHERIFF'S SALE (Real Property)

On May 08, 2018, at the hour of 9:00 a.m. at the Baker County Court house, 1995 Third Street, Baker City, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Baker County Sheriff's Office, subject to redemption, all of the interest that the Defendant had on or about January 29, 2007, the date of the Deed of Trust, and also the interest that the Defendant had thereafter, in the real property described as:

**Lot 6 FRANZEN SUBDIVISION, according to the official plat thereof, in the City of Halfway, County of Baker, and State of Oregon.**

The property is commonly known as: **105 Granite Street  
Halfway, OR 97834  
APN #16059**

Said sale is made pursuant to a Writ of Execution in Foreclosure dated February 21, 2018, issued out of the Circuit Court of the State of Oregon for the County of Baker where WELLS FARGO BANK, N.A., is plaintiff, and THE UNKNOWN HEIRS AND DEVISEES OF DARREL CAMP; MARTHA CAMP; OCCUPANTS OF THE PROPERTY, is defendant.

### **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: All potential bidders are subject to inspection of funds prior to or during participation in the auction to qualify as a bidder. Individuals without proof of sufficient funds, or that have not qualified before the start of the auction, will not be allowed to participate. Only U.S. currency and/or cashier's checks made payable to Baker County Sheriff will be accepted. Payment must be made in full immediately upon conclusion of the sale. Only the judgment creditor who obtained the writ may credit bid up to the Writ amount plus allowable costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowable costs.**

TRAVIS ASH, SHERIFF  
Baker County, Oregon

By



*April L. Bowers*

April L. Bowers, Civil Deputy