



SHERIFF

WASHINGTON COUNTY

STATE OF OREGON
County of Washington

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Court Case# 17CV42396
Sheriff's Case# 1802299

NOTICE OF SHERIFF'S SALE (Real Property)

On May 8, 2018, at the hour of 10:00 AM at the Washington County Sheriff's Office, Civil Unit, Second Floor, Room A-2070, 215 SW Adams Avenue, in the City of Hillsboro, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Washington County Sheriff's Office, subject to redemption, the defendants' interest in the following described real property:

The Easterly 78.43 feet of Lot 57, BEAVERTON-REEDVILLE ACREAGE, in the County of Washington and State of Oregon; EXCEPT the North 255.00 feet thereof.

The property is commonly known as: 19055 SOUTHWEST KINNAMAN ROAD
ALOHA, OREGON

Said sale is made pursuant to a Writ of Execution dated March 21, 2018, issued out of the Circuit Court of the State of Oregon for the County of Washington where WILMINGTON TRUST NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS TRUSTEE FOR THE MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-HE2 is plaintiff, and TAHA AL-MADANI AKA TAHA HASSAN AL-MADANI; HSBC MORTGAGE SERVICES INC.; MIDLAND FUNDING LLC; STATE OF OREGON DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 19055 SOUTHWEST KINNAMAN ROAD, ALOHA, OR 97007 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 Washington 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.



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Interested parties can obtain additional information about this sale including the dollar amount owing on the writ, creditor's written bid amount, the current date & time scheduled for the sale, and the final sale price by using the following link searching by either the Sheriff's Case Number or the Court Case Number:

<http://www.co.washington.or.us/sheriff/otherservices/status-of-civil-process.cfm>

PAT GARRETT, Sheriff
Washington County, Oregon

By

A blue ink handwritten signature that starts with a large, sweeping loop and ends with a horizontal line extending to the right.

Deputy TODD EHLERT