

BAKER COUNTY SHERIFF'S OFFICE



State of Oregon) Court Case# 17CV02979
County of Baker) Sheriff's Case# 2018000559

NOTICE OF SHERIFF'S SALE (Real Property)

On June 12, 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, in the real property described as:

LOTS 11, 12, 13, 14 AND 15, IN BLOCK 27, PACIFIC ADDITION TO BAKER CITY, COUNTY OF BAKER AND STATE OF OREGON.

The property is commonly known as: **915 Valley Ave.
Baker City, OR 97814
("Subject Property")**

Said sale is made pursuant to a Writ of Execution in Foreclosure dated February 20, 2018, issued out of the Circuit Court of the State of Oregon for the County of Baker where HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-2, is plaintiff, and THE ESTATE OF RALPH G. WHITE; THE UNKNOWN HEIRS AND ASSIGNS OF RALPH G. WHITE; THE UNKNOWN DEVISEES OF RALPH G. WHITE; ROBERT WHITE; DISCOVER BANK and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 915 VALLEY AVENUE, BAKER CITY, OR 97814, 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, Civil Deputy

