



SHERIFF

Tillamook County Sheriff's Office

5995 Long Prairie RD, Tillamook, OR, 97141

STATE OF OREGON

County of Tillamook

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Court Case# 17CV21902

Sheriff's Case# 1800619

NOTICE OF SHERIFF'S SALE (Real Property)

On June 19, 2018, at the hour of 10:00 AM at the Tillamook County Sheriff's Office, 5995 Long Prairie Rd., Tillamook, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Tillamook County Sheriff's Office, subject to redemption, The real property and improvements commonly known as 35130 Ponderosa Loop, Manzanita, OR 97130 ("Subject Property") in the following described real property:

LOT 63, PINE RIDGE UNIT 1, IN TILLAMOOK COUNTY, OREGON, ACCORDING TO THE OFFICAL PLAT THEREOF, IN CABINET B, PAGE 0490 ,PLAT RECORDS.

The property is commonly known as: 35130 Ponderosa Loop
Manzanita, OR, 97130

Said sale is made pursuant to a Writ of Execution dated March 16, 2018, issued out of the Circuit Court of the State of Oregon for the County of Tillamook where FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE") is plaintiff, and DIANE ELAINE REED; PINE RIDGE HOMEOWNERS ASSOCIATION; BANK OF AMERICA, N.A.; AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 35130 PONDEROSA LOOP, MANZANITA, OR 97130 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 Tillamook 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 by going to
<http://www.co.tillamook.or.us/gov/Jail/PropertySales.htm>

ANDY LONG, Sheriff
Tillamook County, Oregon

By


Deputy GANN