

State of Oregon)
)
County of Josephine)

Court Case# 16CV19050

NOTICE OF SHERIFF'S SALE
(Real Property)

On June 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 Southwest corner of Lot 13 of Evergreen Terrace Subdivision in Josephine County, Oregon; thence North 64° 21' 07" East, along the South line of said Lot 13 and its Easterly extension, 515.0 feet; thence South 23° 33' East, 383 feet, more or less, to the North line of Redwood Highway; thence Southwesterly along said North line, 664 feet, more or less, to the East line of said Evergreen Terrace Subdivision; thence North, along said East line, 394 feet, more or less, to the point of beginning.

and commonly known as 8940 Redwood Highway, Wilderville, OR 97543

Said sale is made pursuant to a Writ of Execution received by me on May 10, 2018, issued out of the Circuit Court of the State of Oregon for the County of Josephine to me directed in the case of:

BANK OF AMERICA, N.A. ,, Plaintiff vs. BRAD W. JOHNSON INDIVIDUALLY AND AS THE PERSONAL REPRESENTATIVE OF THE ESTATE OF GROVE E. JOHNSON,; STATE OF OREGON ; TERESA ANNE JOHNSON; UNITED STATES OF AMERICA; 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

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