



SHERIFF'S NOTICE OF JUDICIAL SALE MULTNOMAH COUNTY SHERIFF'S OFFICE

On March 5, 2019 at 12:00 PM at the Multnomah County Sheriff's Office, 4735 E Burnside St., Portland, OR 97215, I will sell at public auction to the highest bidder, subject to redemption, for cash or cashier's check, in hand, made payable to the Multnomah County Sheriff's Office, as provided by law and as directed by the judgment all of the interest of defendant 15th Avenue, LLC to satisfy the sum of \$2,154,919.89 plus interest at the rate of 9% per annum from November 28, 2018 until paid, which judgment was entered and docketed in the clerk's office of said court in Multnomah County on December 5, 2018 in the property described as:

Lots 3 and 4, Block 1, OAKHURST, in the City of Portland, County of Multnomah, and State of Oregon.

Commonly known as: 1463 NE Killingsworth Portland, OR 97211

Sale is made pursuant to a Writ of Execution issued out of the Circuit Court of the State of Oregon, in Multnomah County Circuit Court Case No. 18CV00915 entitled:

MORTGAGE FUNDING, LLC, an Oregon Limited Liability Company, Plaintiff,

vs

15TH AVENUE, LLC, JULIE SELBY, ROBEL ALEMSEGHED, and SOLOMON HABTE Defendants.

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.

MICHAEL REESE, Sheriff

By:

Stephanie Kuor, (A) Program Coordinator
Civil Unit

Posted at: <http://www.oregonsheriffs.org/>

Attorney: Michael J. Morris

All potential bidders are subject to inspection of funds prior to or during participation in the auction. Individuals without proof of sufficient funds will not be allowed to participate.