

**IN THE CIRCUIT COURT OF THE STATE OF OREGON
DESCHUTES COUNTY**

CitiBank, N.A.,

Plaintiff/s,

v.

The Estate of Carol Kutsch; The Unknown Heirs, Devisees and Assignees of Carol Kutsch; Terri Turner; Karen Halliwell; and all other Persons or Parties unknown claiming any right, title, lien, or interest in the real property commonly known as 16065 Dick Rd, LaPine, OR 97739,

Defendant/s.

Case No.: 18CV01706

NOTICE OF SALE
UNDER WRIT OF EXECUTION -
REAL PROPERTY

Notice is hereby given that I will on February 21, 2019 at 10:00 AM in the main lobby of the Deschutes County Sheriff's Office, 63333 W. Highway 20, Bend, Oregon, sell, at public oral auction to the highest bidder, for cash or cashier's check, the following real property, subject to redemption, commonly known as 16065 Dick Road, La Pine, Oregon 97739, and further described as,

Lot 7, Block 2, Lynne Acres, recorded April 21, 1967, in Cabinet A, Page 143, Deschutes County, Oregon.

Said sale is made under a writ of execution issued out of the Circuit Court of the State of Oregon for the County of Deschutes.

The Notice of Sale will be published in The Bulletin, a newspaper of general circulation in Deschutes County, Oregon, on the following dates: January 16, 2019; January 23, 2019; January 30, 2019; and February 6, 2019.

The Notice of Sale will be posted on the Oregon State Sheriff's Association (OSSA) website, <http://oregonsheriffssales.org/>, for at least 28 days prior to the date of the sale. The first full day of posting is January 16, 2019.

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.**

Attorney: Katie Riggs, OSB #095861
Aldridge Pite, LLP

111 SW Columbia Street, Suite 950
Portland, OR 97201
(858) 750-7600

Conditions of Sale: Potential bidders must arrive no later than 15 minutes prior to the auction to register and allow the Deschutes County Sheriff's Office to review bidder's funds. Only U.S. currency and/or cashier's checks made payable to Deschutes County Sheriff's Office will be accepted. Individuals without proof of sufficient funds will not be allowed to participate. Payment must be made in full immediately upon the close of the sale.

L. SHANE NELSON
Deschutes County Sheriff

Jennifer L. Hill, Civil Technician
Date: January 10, 2019