

IN THE CIRCUIT COURT FOR THE STATE OF OREGON FOR  
THE COUNTY OF KLAMATH

UNITED STATES OF AMERICA, ACTING THROUGH THE  
RURAL HOUSING SERVICE OR SUCCESSOR AGENCY,  
UNITED STATES DEPARTMENT OF AGRICULTURE

Court Number 18CV22934

Sheriff Number F19-0265

VS.

Plaintiff(s)

SHERIFF'S NOTICE OF SALE  
REAL PROPERTY

UNKNOWN HEIRS AND DEVISEES OF PAUL J.  
HUTCHINSON; PARTIES IN POSSESSION OR CLAIMING  
THE RIGHT OF POSSESSION; ALL OTHER PERSONS OR  
PARTIES UNKNWON CLAIMING ANY RIGHT, TITLE, LIEN  
OR INTEREST IN THE PROPERTY DESCRIBED IN THE  
COMPLAINT HEREIN

Defendant(s)

On 02/27/2019 at 10:00 AM, I will sell at public auction, located at 3300 VANDENBERG ROAD,  
KLAMATH FALLS, OREGON 97603 to the highest bidder for cash (NOTE - the plaintiff may bid up to the  
judgment amount without presenting cash), the following described Real Property located in Klamath  
County, Oregon, to wit:

THE WESTERLY 120 FEET OF LOT 11, BLOCK 102, BUENA VISTA ADDITION TO THE CITY OF KLAMATH  
FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK  
OF KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 11 IN BLOCK 102, BUENA VISTA ADDITION TO  
KLAMATH FALLS, AS SHOWN BY THE PLAT THEREOF ON RECORD IN KLAMATH COUNTY, OREGON,  
RUNNING THENCE EASTERLY ALONG THE LOT LINE BETWEEN LOTS 10 AND 11, TO SAID BLOCK, 120  
FEET, RUNNING THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOT 11 TO THE SOUTH LINE  
OF SAID LOT 11, RUNNING THENCE WESTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 11, 120 FEET  
TO THE SOUTHWEST CORNER OF SAID LOT 11; THENCE NORTHERLY 60 FEET TO THE PLACE OF  
BEGINNING.

APN:

COMMONLY KNOWN AS: 701 CALIFORNIA AVE., KLAMATH FALLS, OR 97601

THIS PROPERTY IS SUBJECT TO REDEMPTION.

BEFORE BIDDING AT THE SALE A PROSPECTIVE BIDDER SHOULD INDEPENDENTLY INVESTIGATE:

- (A) THE PRIORITY OF THE LIEN OR INTEREST OF THE JUDGEMENT 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) ENVIORMENTAL LAWS AND REGULATIONS THAT AFFECT THE PROPERTY.

Said sale is made under Writ of Execution issued out of the Circuit Court of the State of Oregon  
for the County of Klamath. Writ of Execution dated 11/27/2018

First Publication Date: 01/18/2019

Chris Kaber, Sheriff  
Klamath County, Oregon

Last Publication Date: 02/15/2019

By \_\_\_\_\_  
Deputy

NOTE: Sales conducted at the Sheriff's office are handicapped accessible. Accommodations will be made  
for those with handicaps when sales are held at other locations, whenever possible . Persons  
needing materials in alternate format or communications access need to contact this office at  
541-883-5130 at least 48 hours prior to the sale. For TDD access, contact the ADA coordinator at  
541-883-4296.