



Clackamas County Sheriff's Office

NOTICE OF SHERIFF'S SALE

On March 05, 2019 at the hour of 10:00 AM inside the main entrance to the Clackamas County Courthouse, 807 Main Street, in the City of Oregon City, OR (handicap accessible), I will sell at public auction to the highest bidder for cash or certified check, in hand, all of the interest of the defendant(s) in the following described real property, subject to redemption, located in Clackamas County, Oregon, to wit:

LOT 23, BLOCK 5, HAZELWOOD PARK NO. 4, IN THE CITY OF OREGON CITY,
COUNTY OF CLACKAMAS AND STATE OF OREGON.

and more commonly known as 395 ALDERWOOD PLACE OREGON CITY, OR 97045

Said sale is made under a Writ of Execution issued out of the Circuit Court of the State of Oregon for the County of Clackamas to me directed in the case of:

WELLS FARGO BANK, N.A.,

Plaintiff,

v

ADRIAN LARSEN; LILLIE LARSEN; SECRETARY OF HOUSING AND URBAN
DEVELOPMENT; AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING
ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY
KNOWN AS 395 ALDERWOOD PLACE, OREGON CITY, OR 97045,

Defendant(s)

Case No. 17CV03531 Execution dated: December 26, 2018

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 the farming or forest practices on the property;**
- (e) **Rights of neighboring property owners; and**
- (f) **Environmental laws and regulations that affect the property.**

CRAIG ROBERTS, SHERIFF
Clackamas County

Attorney: Aldridge Pite, LLP
Posted at: www.oregonsheriffssales.org

By: _____

ADRIANNA DOMINGUEZ
MANAGEMENT ANALYST II

All potential bidders are subject to inspection of funds prior to participating in the auction. Individuals without proof of sufficient funds will not be allowed to participate. Certified checks must be made payable to County of Clackamas/Civil.

"Working Together to Make a Difference"

Civil Division • 807 Main Street, Room 100, Oregon City, OR 97045
Tel 503-655-8351 • Fax 503-650-3038 • www.clackamas.us/sheriff