

State of Oregon)
)
County of Josephine)

Court Case# 18CV06738

**NOTICE OF SHERIFF'S SALE
(Real Property)**

On April 12, 2019, 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:

LOT 10, REDWOOD MEADOWS SUBDIVISION, JOSEPHINE COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED IN VOLUME 9, PAGE 184, PLAT RECORDS.

and commonly known as: 2116 Mendi Way, Grants Pass, OR 97527.

Said sale is made pursuant to a Writ of Execution received by me on February 20, 2019, issued out of the Circuit Court of the State of Oregon for the County of Josephine to me directed in the case of:

U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT,, Plaintiff vs. THE UNKNOWN HEIRS AND DEVISEES OF MILDRED KIEFER; AKA MILDRED W. KIEFER; BENJAMIN MASTEN; UNITED STATES OF AMERICA, STATE OF OREGON, 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 _____
L. Morgan, Deputy

First Publication: March 14, 2019 Last Publication: April 4, 2019
Posted on the OSSA Website from March 15, 2019 through April 11, 2019