

State of Oregon)
)
County of Morrow)

Court Case # 17CV51815
Sheriff's Case # 2019-237

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

On the 20th day of June, 2019, at the hour of 11:00 a.m. at the Lobby Doors inside the Morrow County Court House, in the City of Heppner, 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 Morrow County, Oregon, to wit:

A portion of Lot 5, Block 2, QUAID'S ADDITION, in the City of Heppner, County of Morrow and State of Oregon, more particularly described as follows:

BEGINNING at a point which is North 19.00 feet from the Southeast corner of said Lot 5, Block 2; thence North 53.00 feet; thence West 60.00 feet; thence South 53.00 feet; thence East 60.00 feet to the POINT OF BEGINNING.

Commonly known as: 575 ELDER ST N, HEPPNER, OR 97836

Said sale is made pursuant to a Writ of Execution dated the 19th day of April, 2019 issued out of the Circuit Court of the State of Oregon for the County of Morrow to me directed in the case of:

ATLANTICA, LLC, Plaintiff and JUDITH I. HALL AFFIANT CLAIMING SUCCESSOR AFFIDAVIT FOR THE SMALL ESTATE OF PATSY IRENE GUTIERREZ; CHRISTY L. WAYLAN; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 575 ELDER ST N, HEPPNER, OR 97836, 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 Morrow 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.

Kenneth W Matlack, SHERIFF
Morrow County, Oregon
By: Erik Patton, Deputy
OSSA Web Site- 28 Days