

1 ALBERTAZZI LAW FIRM
 2 296 SW Columbia St. Ste. B
 3 Bend, OR 97702
 Telephone: (541) 317-0231

4 Anthony V. Albertazzi, OSB #960036
 5 E-mail: a.albertazzi@albertazzilaw.com
 Attorney for Petitioner

6
 7 IN THE CIRCUIT COURT OF THE STATE OF OREGON
 8 FOR THE COUNTY OF DESCHUTES

9 In the Matter of the Marriage of:

Case No. 08DS0742MA

10 ARLENE J. HURTLEY n/k/a ARLENE J.
 11 HAUGEN,

WRIT OF EXECUTION OF REAL
 PROPERTY FORECLOSURE

12 Petitioner,

13 and

14 CHAD HURTLEY,

15 Respondent.

17 TO: THE SHERIFF OF DESCHUTES COUNTY, OREGON

18 On September 26, 2018 a Supplemental Judgment and Money Award ("Judgment") was
 19 entered against Respondent. On December 18, 2018, an Order re Petitioner's Motion to Have
 20 Residential Property Sold on Execution ("Order") was entered allowing the sale of Respondent's
 21 real property described on the attached **Exhibit A** (the "Property"). The Judgment and Order were
 22 entered and docketed in the above-entitled matter; and copies of the Judgment and Order are
 23 attached hereto and made a part hereof.

25 The court appointed Marc L. Tisher as conservator for Respondent by judgment dated
 26 January 7, 2019 in Deschutes County Case No. 18PR02120. Mr. Tisher's address is 1549 NW
 27 Trenton Ave. Bend, OR 97703.

1 The Judgment remains unsatisfied in the following amounts as of April 15, 2019:

- 2 1. Principal Amount: \$ 200,000
3 2. Pre-Judgment Interest: \$ 0
4 3. Post-Judgment Interest: \$ 127,183.56 (9.00% per annum) after
5 3/22/12 per terms of Judgment)
6 4. Prevailing Party Fee: \$ 325
7 5. Attorney Fees: \$ 0
8 6. Costs and Disbursements: \$ 45

9 TOTAL: **\$ 327,553.56**

10 Interest accrues on the unpaid balance at the rate of \$49.32 per diem.

11 NOW, THEREFORE, IN THE NAME OF THE STATE OF OREGON, you are hereby
12 commanded to levy on and sell, in the matter prescribed by law for the sale of real property on
13 execution (subject to redemption) all interest of Respondent Chad Hurtley in the Property
14 described on **Exhibit A**; and apply the proceeds of the sale in accordance with the law and levy on
15 and sell the Property within **60 days** after receiving this writ, make due return within 60 days after
16 you receive this writ.

17 The Judgment creditor's mailing address is:

18 **Arlene J. Haugen (fka Arlene J. Hurtley)**
19 c/o Anthony V. Albertazzi
20 Albertazzi Law Firm
21 296 Columbia St. Suite B
22 Bend, OR 97702

23 The street address of the Property is 69090 Hurtley Ranch Rd. Sisters, OR 97759.

24 DESCHUTES COUNTY COURT
25 ADMINSTRATOR

26 Signed: 4/17/2019 08:30 AM

27 
Trial Court Administrator Jeffrey E. Hall



EXHIBIT "A"
Legal Description

A tract of land located in portions of Lots 3 and 4, Hurtlely Ranch Estates, Filed April 23, 2010 Document 2010/16169 Plat Cabinet H Page 972, located in the Southeast Quarter (SE1/4) of Government Lot 3 and in the East Half of the Southeast Quarter of the Northwest Quarter (E1/2 SE1/4 NW1/4) of Section 6, Township 15 South, Range 11 East of the Willamette Meridian, Deschutes County, Oregon, being more particularly described as follows:

Beginning at the center one-quarter corner of said Section 6, said point marked by a 5/8 inch rebar with yellow plastic cap marked "COLVIN PLS1020"; thence along the North-South center line of said Section 6, North 00°28'33" West 352.45 feet to the Southeast corner of Lot 4, Hurtlely Ranch Estates; thence leaving said North-South center section line South 89°32'57" West 622.20 feet to the Southwest corner of said Lot 4 and a point on the Easterly right of way of Hurtlely Ranch Road; thence along said Easterly right of way North 00°27'03" West 245.84 feet to the true point of beginning; thence leaving said Easterly right of way North 65°57'51" East 243.99 feet; thence North 43°05'56" East 215.30 feet; thence North 47°26'59" East 115.15 feet; thence North 40°10'59" East 16.53 feet; thence North 29°07'27" East 16.59 feet; thence North 20°00'17" East 16.30 feet; thence North 03°49'20" East 6.41 feet; thence North 89°13'02" East 139.42 feet to a point on the North-South center line of said Section 6; thence along said North-South center line North 00°28'33" West 487.25 feet to the Northeast corner of Lot 3, Hurtlely Ranch Estates; thence leaving said North-South center line of said Section 6, North 89°50'06" West 396.63 feet; thence South 00°19'08" East 507.74 feet; thence South 89°32'57" West 223.94 feet to a point on the Easterly right of way of Hurtlely Ranch Road; thence along said Easterly right of way South 00°27'03" East 364.09 feet to the true point of beginning.

CERTIFICATE OF SERVICE

I hereby certify that on the date appearing above my signature below I served the foregoing
**INSTRUCTIONS TO SHERIFF and WRIT OF EXECUTION OF REAL PROPERTY
FORECLOSURE** by depositing a copy thereof in the United States Mail in Bend, Oregon
enclosed in a sealed envelope, with postage and/or fees paid and addressed to:

Marc L. Tisher
1549 NW Trenton Ave
Bend, OR 97703

and via email at: mtisher@forthrightlegalllc.com

Linda Ratcliffe
Oregon Legacy Law LLC
438 NE Irving Ave
Bend, OR 97701

And via email at: linda@oregonlegacy.com

Dated this 7 day of May, 2019.



Anthony V. Albertazzi, OSB# 960036
Attorney for Petitioner

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7 Of Attorneys for Petitioner

8 IN THE CIRCUIT COURT OF THE STATE OF OREGON
9 FOR THE COUNTY OF DESCHUTES

10 In the Matter of the Marriage of:

Case No. 08DS0742MA

11 ARLENE J. HURTLEY n/k/a ARLENE J. HAUGEN,
12 Petitioner,

SUPPLEMENTAL JUDGMENT AND
MONEY AWARD

13 and

14 CHAD HURTLEY,

15 Respondent.

16 This matter comes before the court on Petitioner's Motion to Show Cause re Entry of
17 Money Award and Order re Default as to Respondent, Chad Hurtley.

18 NOW, THEREFORE, it is hereby ordered and adjudged:

- 19 1. Respondent has been found in default; and
- 20 2. Petitioner is awarded the Money Award as referenced below.

21 *****

22 MONEY AWARD

23 *****

Judgment Creditor(s):	NAME: Arlene Haugen f/k/a Arlene Hurtley STREET: 68990 N. Pine St., PO Box 2363 CITY, STATE ZIP: Sisters, OR 97759
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Judgment Creditor(s) Attorney:	Anthony V. Albertazzi 296 SW Columbia St., Ste. B Bend, OR 97702 (541) 317-0231
Judgment Debtor(s):	NAME: Chad Hurtley STREET:69090 Hurtley Ranch Rd. CITY, STATE ZIP: Sisters, OR 97759
Judgment Debtor(s) Employer(s):	Unknown
Judgment Debtor(s) Attorney:	None Known
Post Judgment Interest:	9.0% beginning 3/22/2012
Money Award:	\$200,000
Attorney Fees and costs:	\$0.00

Signed: 9/26/2018 09:39 AM



Circuit Court Judge Beth M. Bagley

Certificate of Readiness under UTCR 5.100

I certify this proposed judgment is ready for judicial signature because the relief sought is against an opposing party who has been found in default.

Dated this 25 day of September, 2018



Anthony V. Albertazzi, OSB #960036
Of Attorneys for Petitioner

FILED
CIRCUIT COURT
2018 DEC 19 PM 4:27
DESCHUTES COUNTY
OREGON

_ Verified Correct Copy of Original 12/20/2018._

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Of Attorneys for Petitioner

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

In the Matter of the Marriage of:

ARLENE J. HURTLEY n/k/a ARLENE J. HAUGEN,

Petitioner,

and

CHAD HURTLEY,

Respondent.

Case No. 08DS0742MA


ORDER RE PETITIONER'S MOTION
TO HAVE RESIDENTIAL PROPERTY
SOLD ON EXECUTION

ORS 18.904

This matter came before the court on Petitioner's Motion to Have Residential Property Sold on Execution (the "Motion") pursuant to ORS 18.906. Anthony V. Albertazzi appeared on behalf of Petitioner. In a separate action (Deschutes County Case No. 18PR02120) the court appointed Marc Tisher as conservator for Respondent. ~~Linda Ratcliffe appeared on behalf of Marc Tisher, conservator for Respondent.~~

The court inquired as to the facts alleged in Petitioner's motion as required by ORS 18.912.

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08DS0742MA
OR
Order
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NOW, THEREFORE, it is hereby ordered and adjudged:

1. The Motion is ALLOWED. The real property located at 6090 Hurtley Ranch Road Sisters, OR 97759 (the "Property") will be sold on execution through the Deschutes County Sheriff's Office. The legal description of the Property is attached as Exhibit A.

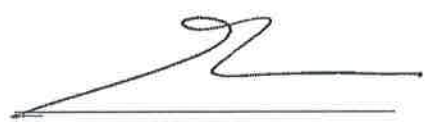
2. The court finds that the Property is the homestead of Respondent and the judgment that Petitioner is foreclosing pursuant to the Motion is subject to the homestead exemption.

3. The homestead exemption applies to the Property. The amount of the allowed homestead exemption is \$ 40,000.

4. Pursuant to ORS 19.912, Petitioner may recover her costs of service of the Motion and notice given as part of the costs of the sale of the Property.

5. Pursuant to the stipulation between Petitioner and conservator for Respondent, no writ for the sale of the Property shall issue prior to ~~March 18, 2019.~~ ^{April 15,}

DEC 18, 2018



STEPHEN P. FORTE

Certificate of Readiness under UTCR 5.100

I certify this proposed judgment is ready for judicial signature because the order was granted in open court.


Submitted by:  12/18/18
Anthony V. Albertazzi, OSB #960036
Of Attorneys for Petitioner

EXHIBIT "A"
Legal Description

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