

# JACKSON COUNTY SHERIFF'S OFFICE

"Conservators of the Peace"

Sheriff Nathan Sickler



State of Oregon

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Court Case #17CV34177

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County of Jackson

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Sheriff's Case #19-03263

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

On June 26, 2019, at the hour of 10:00 AM at the Jackson County Sheriff's Office, Civil Division, 5179 Crater Lake Hwy, in the City of Central Point, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Jackson County Sheriff's Office, subject to redemption, All of the interest that the Defendant had on or about September 25, 2008, the date of the Deed of Trust, and also the interest that the Defendant had thereafter, in the following described real property:

Commencing at the Southeast corner of Section 12, Township 37 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence North 0° 12' East line of said Section and the center line of Biddle Road, 1140.6 feet; thence North 89° 53' West 20.0 feet to the initial point of SCENIC GARDEN SUBDIVISION, to the Official Plat thereof, now of record; thence, now of record; thence continue North 89° 53' West 800.0 feet for the true point of beginning; thence South 0° 12' East 170.00 feet to the South boundary of lawnsdale Road; thence South 89° 53' East along said road line, 100.0 feet to the true beginning.

**The property is commonly known as: 830 LAWNSDALE RD, MEDFORD, OR 97504.**

Said sale is made pursuant to a Writ of Execution in Foreclosure dated April 30, 2019, issued out of the Circuit Court of the State of Oregon for the County of Jackson where REVERSE MORTGAGE FUNDING, LLC, is plaintiff, and THE UNKNOWN HEIRS OF THELMA B HALL; ELIZABETH PLANE; BRIAN HALL; BRENDA ELLIOTT; BRIDGET HALL; BRIANNA ANDREATTA; UNITED STATES OF AMERICA; STATE OF OREGON; OCCUPANTS OF THE PREMISES is defendant.

**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: All potential bidders are subject to inspection of funds prior to or during participation in the auction to qualify as a bidder. Individuals without prior sufficient funds, or that have not qualified before the start of the auction, will not be allowed to participate. Only U.S. currency and/or cashier's checks made payable to Jackson County Sheriff will be accepted. Payment must be made in full immediately upon conclusion of the sale. Only the judgment creditor who obtained the writ may credit bid up to the Writ amount plus allowed costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowed costs.**

Interested parties can obtain additional information in either of the following websites:

<http://oregonsheriffssales.org/>

<http://jacksoncountyor.org/sheriff/services/sheriffs-sales>

NATHAN SICKLER, SHERIFF  
Jackson County, Oregon