



OFFICE OF THE SHERIFF

Curtis L. Landers

225 W. Olive Street

Newport, Oregon 97365

Civil (541) 265-4915

www.co.lincoln.or.us/sheriff

State of Oregon)
)
County of Lincoln)

Court Case# 16CV30617

Sheriff's Case# 21-0145

NOTICE OF SHERIFF'S SALE
(Real Property)

On the 12th day of April, 2021, at the hour of 10:00 a.m., p.m. at the Lincoln County Courthouse, Board of Commissioners Room, 225 W Olive St., Rm 108, in the City of Newport, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Lincoln County Sheriff's Office, subject to redemption, all of the interest Gregory Alan Kay has, in the following described real property:

Parcel 1

Beginning at the Northeast corner of Section 35, Township 6 South, Range 10 West, of the Willamette Meridian, in the County of Lincoln and State of Oregon, the true point of beginning of the tract herein described as follows:

Thence West 1320 feet along the North line of Section 35; thence South 13 deg. 48' West 183 feet; thence North 58 deg. 15' West 239.25 feet to the Southeasterly boundary of the Salmon River State Highway No. 18; thence South 34 deg. 34' West 316 feet along the said highway boundary to the most Northerly point of the tract conveyed by W.M. Dodson to Gilbert Kangiser and wife by deed recorded November 4, 1948 in Book 129 of Deed Records for Lincoln County, Oregon, page 355; thence South 58 deg. 45' East 292 feet; thence South 37 deg. 40' West 650 feet to the Northeasterly line of the Putman tract; thence South 54 deg. 45' East 631.25 feet to the South line of the Northwest 1/4 of the Northeast 1/4 of Section 35; thence South 89 deg. 52' East 1349 feet to the Southeast corner of the Northeast 1/4 of the Northeast 1/4 of Section 35; thence North 1342 feet along the East line of Section 35 to the true point of beginning.

EXCEPTING THEREFROM all that portion lying within Partition 2006-35 and lying within Partition Plat 2012-07, Plat Records of Lincoln County.

and commonly known as 5872 Salmon River Highway, Otis, Oregon 97368

Parcel 2

Parcel 2, PARTITION PLAT 2012-07, recorded April 27, 2012 in Plat Records of Lincoln County, Oregon

and commonly known as 5876 Salmon River Highway, Otis, Oregon 97368

Parcel 3

Parcel 1, PARTITION PLAT 2012-07 recorded April 27, 2012 in Plat Records of Lincoln County, Oregon; EXCEPTING THEREFROM all that portion conveyed to Jason R. Kay and Angelina D. Kay by Deed recorded June 12, 2013 at Instrument No. 2013-05712, Records of Lincoln County.

Said sale is made pursuant to a Writ of Execution dated the 21st day of December, 2021, issued out of the Circuit Court of the State of Oregon for the County of Multnomah to me directed in the case of S. K., Plaintiff vs. Gregory Alan Kay, Defendants.

On February 23, 2021, I levied on this property by filing a Notice of Levy with the court.

NOTICE TO DEBTOR - READ THIS SECTION CAREFULLY

You should be careful about offers to sell rights to surplus funds. You may have a right to surplus funds remaining after payment of costs and satisfaction of the judgment, as provided in ORS 18.950(4). If you transfer or sell your right to redemption, you might not have the right to surplus funds.

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 of the auction to qualify as a bidder. Individuals without proof of 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 Lincoln County Sheriff's Office 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 allowable costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowable costs.

Interested parties can obtain additional information about this sale including the dollar amount of the creditor's written bid if received, any postponements or cancelation of the sale and the final sale price, by selecting the link "SHERIFF SALES STATUS" on the OSSA Lincoln County sheriff's sales web-page, or by going to <http://www.co.lincoln.or.us/sheriff/page/sheriff-sales-status>.

Curtis L. Landers, SHERIFF
Lincoln County, Oregon

By _____/s/_____
Janice Archuleta, Deputy