

LANE COUNTY SHERIFF'S OFFICE
Sheriff Clifton G. Harrold



**NOTICE OF SHERIFF'S SALE OF REAL PROPERTY
ON WRIT OF EXECUTION**

By virtue of a Writ of Execution issued out of the Circuit Court of the State of Oregon for the County of Lane, in the case of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, plaintiff, and UNKNOWN HEIRS AND DEVISEES OF RAYMOND K SMITH, UNKNOWN HEIRS AND DEVISEES OF NINA M SMITH; FRANK EUGENE SMITH AKA FRANK SMITH, UNKNOWN HEIRS AND DEVISEES OF DORIS EDNA MCMANIS, MICHAEL SMITH, SUE HUFFMAN, TINA STEVENSON, MARK SMITH, CRYSTAL WEINRICH, UNKNOWN HEIRS AND DEVISEES OF TERRY SMITH, PEACEHEALTH SACRED HEART MEDICAL CENTER, STATE OF OREGON, OCCUPANTS OF THE PROPERTY, defendants, Case No. 19CV39575, together with written instructions, to me directed, commanding me to sell all of the right, title, interest and claim of the above named defendants in the real property described in the judgment to satisfy the money award in the sum of \$44,868.53. On September 13th, 2021, I levied on the defendants right, title, interest and claim in and to the following described real property:

BEGINNING AT A POINT 310.0 FEET SOUTH 89° 51' WEST OF A STONE MARKED "X" THAT IS ON THE EAST LINE OF LOT 3, SECTION 17, TOWNSHIP 21 SOUTH, RANGE 3 EAST OF THE WILLAMEETTE MERIDIAN; SAID STONE BEING 848.9 FEET SOUTH 0° 09' EAST OF NORTHEAST CORNER OF SAID LOT 3; AND RUNNING THENCE SOUTH 89° 51' WEST 111.0 FEET; THENCE SOUTH 0° 09' EAST 120.00 FEET; THENCE NORTH 89° 51' EAST 111.0 FEET; THENCE NORTH 0° 09' WEST 120.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

More commonly known as: 76305 Garden Rd, Oakridge, OR 97463

Notice is hereby given that I will, on October 28th, 2021, at 10:00 o'clock a.m., at the main entrance of the Lane County Sheriff's Office; 125 E. 8th Avenue, Eugene, Oregon, sell the right, title, interest and claim of the defendants in the above described real property **subject to redemption as provided by law, to the highest bidder for cash, in hand, at public oral auction.**

Conditions of Sale: Only U.S. currency and/or certified cashier's checks made payable to Lane County Sheriff's Office will be accepted. Payment must be made in full immediately upon close of the sale.

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.

SALE WILL BE SUBJECT TO ANY AND ALL PRIOR LIENS.

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.

Publication Dates:

**CLIFTON G. HARROLD, SHERIFF
LANE COUNTY, OREGON**

OSSA 9/27/21 thru 10/27/21
<http://oregonsheriffssales.org>

Register Guard 9/29/21, 10/6/21,
10/13/21 & 10/20/21

By: A. Wollenschlaeger, Deputy Date: 9/13/21