



COLUMBIA COUNTY SHERIFF'S OFFICE

Brian E. Pixley, Sheriff

State of Oregon
County of Columbia

Court Case #: 05-2554

NOTICE OF SHERIFF'S SALE (Real Property)

On December 22, 2021, at the hour of 10:00 a.m. at the Columbia County Sheriff's Office front lobby, 901 Port Avenue, Saint Helens, Oregon, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Columbia County Sheriff's Office, subject to redemption, all of the defendant's interest in the following described real property:

A parcel of land being and lying on the East side of the Clatskanie River in the Southeast quarter of the Northwest quarter and in the South half of the Northeast quarter Section 27, Township 7 North, Range 4 West of the Willamette Meridian, Columbia County, Oregon, more particularly as follows:

Beginning at a point where the East and West quarter section line of Section 27, Township 7 North, Range 4 West, Willamette Meridian, Columbia County, Oregon, intersects the centerline of the county road, said point being East along said line 1,450 feet from the center of Section 27, Township 7 North, Range 4 West; thence running along center of said county road North 51° 50' West 43.4 feet; thence North 29° 30' West 428.7 feet; thence North 1° 30' West 172.8 feet; thence North 48° 04' West 54.0 feet; thence South

85° 49' West 190.7 feet; thence North 44° 50' West 75.1 feet; thence North 8° 00' West 116.7 feet; thence North 55° 15' West, 74.0 feet; thence leaving said county road South 62° 03' West 1,036 feet to the center of the Clatskanie River; thence up the center of said Clatskanie River to a point intersecting said East and West quarter section line (through center of Section 27) that is East 225 feet from the center of Section 27; thence East 1,225 feet to the place of beginning.

The property is commonly known as: 73807 Alder Grove Road
Clatskanie, OR 97016

Said sale is made pursuant to a Writ of Execution dated October 1, 2021, issued out of the Circuit Court of the State of Oregon for the County of Columbia where OREGON COLLECTIONS, INC., An Oregon Corporation is plaintiff, and VICTORIA ELIZBETH KINGSBURY, is defendant.

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 in 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 Columbia 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 allowable costs. The judgment creditor must have cash in hand for any difference above the amount of the Writ and allowable costs.

Brian E. Pixley, Sheriff
Columbia County, Oregon

By: Rhonda Boyd, Support Services Clerk
Sheriff's case# 28087

Publications:

OSSA Internet Website: www.oregonsheriffs.org

The Columbia County Spotlight: 11/12/21 – 12/03/21