

State of Oregon        )  
                                  )  
County of Sherman    )

Court Case# 21CV40185  
Sheriff's Case# 2022002SC

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

On September 21, 2022, at the hour of 10:30 AM at the Sherman County Sheriff's Office, 500 Court Street, Moro, OR 97039, I will sell at public auction to the highest bidder for cash or cashier's check, in hand, made out to Sherman County Sheriff's Office, subject to redemption, all of the interest held by the Defendants Deena Lynn Johnson, an individual, Raymond Lee Johnson, Jr., and individual, and Citibank, N.A. in the following described real property:

Lot 6 and the Westerly 30 feet of Lot 7, Block 1 of the City of Moro, Sherman County, State of Oregon

The property is commonly known as: 408 Main Street  
Moro, Or 97039

Said sale is made pursuant to a Writ of Execution of Judgment dated July 29, 2022, issued out of the Circuit Court of the State of Oregon for Sherman County where plaintiff is Mary Lou Dennis, an individual and Defendants are Deena Lynn Johnson, an individual, Raymond Lee Johnson, Jr., an individual, and Citibank, N.A.

**Important Notice to Debtor Regarding Redemption Rights:**

1. You should be careful about offers to sell rights to surplus funds.
2. 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).
3. If you transfer or sell your right to redemption, you might not have the right to surplus funds.

**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 Sherman 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.

BRAD LOHREY, SHERIFF  
Sherman County, Oregon

By: Civil Deputy McAllister-Wynne