



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

On the 13th day of October 2022, at the hour of 11:00 a.m., inside the main lobby of the Linn County Courthouse, in the City of Albany, Oregon, I will sell at public auction to the highest bidder for cash in hand, the following described real property, subject to redemption, located in Linn County, to-wit:

BEGINNING AT A POINT IN THE CENTER OF THE COUNTRY ROAD WHICH IS 3801 FEET DISTANT AND SOUTH 16 EAST 307.8 FEET DISTANT FROM THE NORTHEAST CORNER OF THE DLXC OF MORGAN KEES AND WIFE, BEING NOT NO. 2305 AND CLAIM NO. 43, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, LINN COUNTY, OREGON, SAID BEGINNING POINT BEING THE NORTHWEST CORNER OF THE PREMISES DESCRIBED IN DEED FROM C.F. MOIST AND MARY L. MOIST HIS WIFE, TO HARRY HALL, RECORDED AT PAGE 65, VOLUME 105, DEED RECORDS FOR LINN COUNTY, OREGON, RUNNING THENCE EAST ALONG THE NORTH LINE OF SAID PREMISES 205 FEET, THENCE SOUTH 87 FEET TO THE SOUTH LINE OF SAID PREMISES; THEN WEST ALONG THE SOUTH LINE OF SAID PREMISES 183 FEET TO THE CENTER OF THE COUNTY ROAD, THENCE FOLLOWING THE CENTER OF THE COUNTY ROAD, IN THE NORTHWESTERLY DIRECTION, 91 FEET TO THE PLACE OF BEGINNING.

and commonly known as: 33247 Santiam Highway, Lebanon, OR 97355

Said sale is made pursuant to a Writ of Execution dated the 17th day of May 2022, issued out of the Circuit Court of the State of Oregon for the County of Linn, Case No. 19CV28918, directed to me in the case of:

U.S. BANK NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BEAR STEARNS ASSET BACKED SECURITIES I TRUST, ASSET-BACKED CERTIFICATES, SERIES 2007-HE4, Plaintiff

vs.

UNKNOWN HEIRS AND DEVISEES OF CHRISTINA L. DISHAW; UNKNOWN HEIRS AND DEVISEES OF LINDA SUE FOLSOM, DISCOVER BANK, OCCUPANTS OF THE PROPERTY, Defendants

NOTICE TO DEBTOR

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 OF 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.**

Michelle Duncan, Sheriff
Linn County, Oregon

By: Kelsey Morrison, Deputy

Conditions of Sale: All potential bidders are subject to inspection of funds prior to or during participation of the auction. Individuals without proof of sufficient funds will not be allowed to participate. Only U.S. currency and/or certified cashier's checks made payable to Linn County Sheriff's Office will be accepted. Payment must be made in full immediately upon close of the sale.