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IN THE CIRCUIT COURT OF THE STATE OF OREGON FOR LANE COUNTY

**LANE COUNTY, a Political Subdivision of
the State of Oregon,**

Plaintiff,

v.

**ESTATE OF RUTH THOMAS BROWN,
MERLE CHRISTENSEN, JEFFREY T.
BROWN, and STATE OF OREGON,**

Defendants.

Case No.: 23CV20797

WRIT OF EXECUTION IN
FORECLOSURE

TO: THE SHERIFF OF LANE COUNTY

1.

WHEREAS, on April 11, 2024, in the above-entitled court, a General Judgment of Default and Money Award (the "Judgment") was entered and docketed in the above-entitled cause.

2.

NOW, THEREFORE, IN THE NAME OF THE STATE OF OREGON, you are hereby commanded to sell, in the manner prescribed by law for the sale of real property upon execution (subject to redemption) all of the interest which the defendants had on April 11, 2024, and also all of the interest which the defendants had thereafter, in the real property described in the Judgment to satisfy the money award as follows:

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Plaintiff Lane County's Principal Judgment

TOTAL JUDGMENT MONEY AWARD \$102,312.35

3.

In addition to this amount, Plaintiffs are entitled to the continued accrual of post-judgment interest at the legal rate of 9% per annum, \$31.41 per diem for Plaintiff Lane County from April 11, 2024, to the date the real property subject to the Judgment is sold by the Lane County Sheriff at its foreclosure auction, plus costs of this writ, Sheriffs fees and sale costs, and all other recoverable costs pursuant to law.

4.

The real property subject to this writ of execution is situated in Lane County, Oregon; is located at 85935 Filbert Lane, Pleasant Hill, OR 97455., and the legal description is given in Exhibit A, which is attached hereto.

The Judgment Creditors' names and addresses are:

Lane County Public Works
Land Management Division
3050 N Delta Highway
Eugene, OR 97408

6.

The Judgment Creditors' names and addresses for the purposes of this Writ are:

Lane County Public Works
Land Management Division
c/o Marcus I. Vejar
125 E. 8th Avenue
Eugene, OR 97401

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THEREFORE, in the name of the State of Oregon, you are hereby commanded to seize and sell the above-described Property, in the manner prescribed by law; or so much thereof as may be necessary to satisfy the Judgment of Money Award, interest, fees, and costs.

MAKE RETURN HEREOF within 60 days after you receive this writ.

DATED this April 17, 2024

APR 19 2024



Bluregony

court clerk

General Judgment of Default and Money Award
Submitted by:
By: Marcus I. Vejar, OSB #194708
Lane County Office of Legal Counsel
Email: Marcus.vejar@lanecountyor.gov
Of Attorneys for Plaintiff Lane County

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**EXHIBIT "A" LEGAL
DESCRIPTION**

Commencing at a point on the West line of the Peter Shelley Donation Land Claim No. 54, Notification No. 7042, in Township 18 South, Range 2 West of the Willamette Meridian, 23.56 chains South of the Northwest corner thereof; thence South 3.75 chains; thence East 2 chains, thence North 3.75 chains; thence West 2 chains to the point of beginning, in Lane County Oregon. EXCEPTING THEREFROM: The West 10 feet as conveyed P.N. Laird for road purposes by deed recorded February 28, 1917, at Page 419 of Volume 113, Lane County Oregon Deed Records.

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K. Prejudgment Interest: Prejudgment interest at the rate of 9% per Annum from date of recording to the date of the date of this complaint.

L. Post Judgment Interest: Simple interest at the rate of 9% per annum, To be compounded annually from the date of entry of this money judgment until paid.

M. Total Money Judgment: \$102,312.35

4/10/2024 3:06:41 PM

DATED this



Debra E. Velure, Circuit Court Judge

General Judgment of Default and Money Award
Submitted by:
By: Marcus I. Vejar, OSB #194708
Lane County Office of Legal Counsel
Email: Marcus.vejar@lanecountyor.gov
Of Attorneys for Plaintiff Lane County

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EXCEPTING THEREFROM: The West 10 feet as conveyed P.N. Laird for road purposes by deed recorded February 28, 1917, at Page 419 of Volume 113, Lane County Oregon Deed Records.

CERTIFICATE OF COMPLIANCE WITH UTCR 5.100

Pursuant to UTCR 5.100(2), the undersigned certifies Compliance with UTCR 5.100(1) Service Requirements: I complied with the service requirements of UTCR 5.100 as follows:

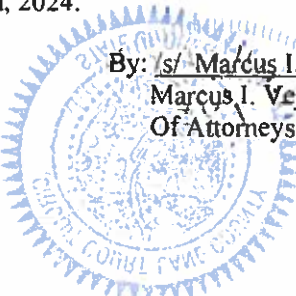
	Service of document	Mailing/Stipulation
X	Served on opposing counsel at the following electronic address not less than 3 days prior to submission to court	Michael McCaslin MMcCaslin@k-hlaw.com
	Accompanied by stipulation to the right by opposing counsel that no objection exists as to the form of the judgment or order	
	Mailed to <i>pro se</i> party at address to right not less than 7 days prior to submission to court, and accompanied by notice of the time period to object	
	Service is not required (see item 6 below)	

Readiness for Judicial Signatures. This proposed order or judgment is ready for judicial signature because:

No.		Reason
1.		Each opposing party affected by this order or judgment has stipulated to the order or judgment, as shown by each opposing party's signature on the documents being submitted.
2.		Each opposing party affected by this order or judgment has approved the order of judgment, as shown by signature on the document submitted or by written confirmation of approval sent to me.
3.	X	I have served a copy of this order or judgment on all parties entitled to service and:
	X	a. No objection has been served on me.
		b. I received objections that I could not resolve with the opposing party despite reasonable efforts to do so. I have filed a copy of the objections I received and indicated which objections remain unresolved.
		c. After conferring about objections, one or more of the attorneys for opposing parties agreed to independently file any remaining objection(s).
4.		The relief sought is against an opposing party who has been found in default.
5.		An order of default is being requested with this proposed judgment.
6.		Service is not required pursuant to UTCR 5.100(3), or by statute, rule or otherwise.
7.		This is a proposed judgment that includes an award of punitive damages and notice has been served on the Director of Crime Victim's Assistance Section not less than 3 days prior to submission to the court as required by and at the address given in UTCR 5.100(4).

DATED: April 2nd, 2024.

By: /s/ Marcus I. Vejar
 Marcus I. Vejar, OSB #194708
 Of Attorneys for Lane County



STATE BAR OF OREGON
 LANE COUNTY
 DATED
 RECEIVED
 THIS OFFICE HAS OF WHICH I AM THE
 BY THE WHICH IS USED IN
 ORIGINAL DOCUMENTS CONCERNING
 CERTIFIED TO BE A TRUE COPY OF THE

SCHEDULE B

GENERAL EXCEPTIONS

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records; proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
3. Easements, or claims of easement, not shown by the public records; reservations or exceptions in patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments or other facts which a correct survey would disclose.
5. Any lien, or right to a lien, for services, labor, material, equipment rental or workers compensation heretofore or hereafter furnished, imposed by law and not shown by the public records.

CURRENT EXCEPTIONS:

6. [Taxes, Map](#) No. 18-02-15-00-02700, Code 01-13, Account No. 0568731, as follows:
2021-2022, a lien in the amount of \$972.91, plus interest is unpaid.
2020-2021, a lien in the amount of \$926.22, plus interest is unpaid.
2019-2020, a lien in the amount of \$875.00, plus interest is unpaid.
2018-2019, a lien in the amount of \$875.37, plus interest is unpaid.
2017-2018, a lien in the amount of \$821.63, plus interest is unpaid.
7. Due Probate and Administration of the Estate of Ruth Ileen Brown, deceased, which proceedings are pending in the Circuit Court for Lane County. Merle Christensen was appointed as Personal Representative and has the power to execute the forthcoming conveyance. Lane County Circuit Court Probate Case No. 50-11-26255, in which Brian D. Cox, is the Attorney for the Estate.
8. Lien in favor of Lane County, Land Management Division, including the terms and provisions thereof, Recorded June 4, 2021, Reception No. [2021-037478](#), Lane County Deeds and Records.
9. Judgment against Ruth Thomas Brown, in favor of Lane County, a political subdivision of the State of Oregon, entered August 19, 2021, Lane County Circuit Court Case No. [21CV33418](#), in the amount of \$4,639.09.

NOTE: The address of the property to be insured herein is: 85935 Filbert Ln., Pleasant Hill, OR 97455.

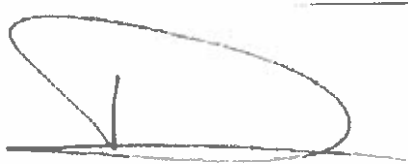
NOTE: Said property lies outside the city limits, therefore, is not subject to city liens.

NOTE: Due to current conflicts or potential conflicts between state and federal law, which conflicts may extend to local law, regarding marijuana, if the transaction to be insured involves property which is currently used or is to be used in connection with a marijuana enterprise, including but not limited to the cultivation, storage, distribution, transport, manufacture, or sale of marijuana and/or products containing marijuana, the Company declines to close or insure the transaction, and this Preliminary Title Report shall automatically be considered null and void and of no force and effect.

Very truly yours,

EVERGREEN LAND TITLE COMPANY
HOME OFFICE

By:

A handwritten signature in black ink, appearing to read 'Don Greep', written over a horizontal line.

Don Greep
Title Officer

cc:

NO LIABILITY IS ASSUMED HEREUNDER UNTIL POLICY IS ISSUED AND PREMIUM PAID. IF FOR ANY REASON THE REPORT IS CANCELLED, A MINIMUM CANCELLATION FEE OF \$200.00 WILL BE CHARGED.

EXHIBIT "A"
LEGAL DESCRIPTION

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