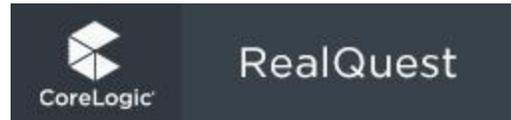


Foreclosure Activity Report

For Property Located At



10591 SE 74TH AVE, PORTLAND, OR 97222-1910

Record #: 1

Most Recent Foreclosure Transaction:

Foreclosure Doc Type:	LIS PENDENS	Foreclosure Stage:	PRE-FORECLOSURE
Recording Date:	04/11/2025	Filing Date:	04/10/2025
Foreclosure Doc #:	12921	Recording Book/Page:	/
Defendant 1:	BUFFINGTON CEDAR S	Plaintiff 1:	PLANET HM LNDG LLC
Defendant 2:	SECRETARY OF HSG &	Plaintiff 2:	
	URBAN DEV		
Defendant 3:			
Defendant 4:			
Attorney Name:	ZBS LAW LLP	Attorney Phone #:	(503) 946-6558
		Case #:	25CV22799

Default Mortgage Information:

Mtg Amt/Type:	/	Default Amt:	
Mtg Recording Date:		Default Date:	
Mtg Doc #:		Vesting Codes:	//
Mtg Book/Page:		Title Company:	ATTORNEY ONLY

Location Information:

Legal Description:	890 KING TERR LT 3 BLK 1	APN:	00101179
County:	CLACKAMAS, OR	Map Reference:	/ 1S-2E-32-NE-NW
Subdivision:	KING TERRACE	Township-Range-Sect:	1S-2E-32
Legal Lot:	3	Munic/Township:	
Legal Block:	1		

Last Market Sale Information:

Sale Date:		1 st Mtg Amount/Type:	/
Recording Date:		1 st Mtg Int. Rate/Type:	/
Sale Price:		2 nd Mtg Amount/Type:	/
Sale Type:		2 nd Mtg Int. Rate/Type:	/
Deed Type:	DEED (REG)	Seller:	
Deed Doc #:	658-767		

Owner Information:

Owner Name:	BUFFINGTON CEDAR S	Carrier Route:	C023
Mailing Address:	10591 SE 74TH AVE		
City:	PORTLAND		
State:	OR		
Zip:	97222-1910		

Owner Transfer Information:

Sale Date:	03/06/2020	Deed Type:	BARGAIN & SALE DEED
Recording Date:	03/09/2020	Deed Doc #:	17255
Sale Price:		Vesting Codes:	//

Property Characteristics:

Living Area:	2,132	Parking Type:	GARAGE
Total Rooms:		Garage Area:	
Bedrooms:	5	Garage Capacity:	
Bath (F/H):	2 /	Parking Spaces:	
Year Built / Eff:	1967 /	Pool:	
Fireplace:		Pool Area:	
# of Stories:	1	Style:	
Quality:	AVERAGE		

Site Information:

Land Use:	SFR	Acres:	0.16
Zoning:	R7	Lot Area:	7,028
Site Influence:		Res/Comm Units:	/

Tax Information:

Assessed Value:	\$511,594	Property Tax:	\$5,609.84
Land Value:	\$215,654	Tax Area:	012230
Improvement Value:	\$295,940	Tax Exemption:	
Total Taxable Value:	\$262,573	Improvement %:	58%

Foreclosure Activity Report

For Property Located At

**2663 WARWICK ST, WEST LINN, OR 97068-3729**

Record #: 2

Most Recent Foreclosure Transaction:

Foreclosure Doc Type:	LIS PENDENS	Foreclosure Stage:	PRE-FORECLOSURE
Recording Date:	04/15/2025	Filing Date:	04/15/2025
Foreclosure Doc #:	13552	Recording Book/Page:	/
Defendant 1:	CONWAY JEFFERY & DEIRDRE W	Plaintiff 1:	LOANDEPOT COM LLC
Defendant 2:	ASSET RECOVERY GROUP INC	Plaintiff 2:	
Defendant 3:			
Defendant 4:			
Attorney Name:	MCCARTHY & HOLTHUS LLP	Attorney Phone #:	(971) 201-3200
		Case #:	25CV20140

Default Mortgage Information:

Mtg Amt/Type:	\$330,687 /	Default Amt:	
Mtg Recording Date:	07/27/2022	Default Date:	
Mtg Doc #:	42277	Vesting Codes:	/ /
Mtg Book/Page:		Title Company:	ATTORNEY ONLY

Location Information:

Legal Description:	41 WINDSOR LT 9&PT LT 10 BLK 12	APN:	00412379
County:	CLACKAMAS, OR	Map Reference:	/ 2S-1E-36-NE-NW
Subdivision:	WINDSOR	Township-Range-Sect:	2S-1E-36
Legal Lot:	9	Munic/Township:	WEST LINN
Legal Block:	12		

Last Market Sale Information:

Sale Date:	04/1993	1 st Mtg Amount/Type:	\$83,250 / CONV
Recording Date:	04/19/1993	1 st Mtg Int. Rate/Type:	/
Sale Price:	\$71,000	2 nd Mtg Amount/Type:	/
Sale Type:	UNKNOWN	2 nd Mtg Int. Rate/Type:	/
Deed Type:	MISCELLANEOUS DOCUMENT	Seller:	THOMPSON WILLIAM C
Deed Doc #:	25320		

Owner Information:

Owner Name:	CONWAY JEFFERY/CONWAY DEIRDRE	Carrier Route:	C014
Mailing Address:	2663 WARWICK ST		
City:	WEST LINN		
State:	OR		
Zip:	97068-3729		

Owner Transfer Information:

Sale Date:		Deed Type:	
------------	--	------------	--

Recording Date:
Sale Price:

Deed Doc #:
Vesting Codes: / /

Property Characteristics:

Living Area: **2,394**
Total Rooms:
Bedrooms **4**
Bath (F/H): **1 /**
Year Built / Eff: **1920 /**
Fireplace: **1**
of Stories: **1**
Quality: **AVERAGE**

Parking Type:
Garage Area:
Garage Capacity:
Parking Spaces:
Pool:
Pool Area:
Style:

Site Information:

Land Use: **SFR**
Zoning: **R5**
Site Influence:

Acres: **0.14**
Lot Area: **6,250**
Res/Comm Units: **/**

Tax Information:

Assessed Value: **\$629,228**
Land Value: **\$226,588**
Improvement Value: **\$402,640**
Total Taxable Value: **\$273,942**

Property Tax: **\$5,234.16**
Tax Area: **003002**
Tax Exemption:
Improvement %: **64%**

Foreclosure Activity Report

For Property Located At



5808 SE LAUREL ST, PORTLAND, OR 97222-2627

Record #: 3

Most Recent Foreclosure Transaction:

Foreclosure Doc Type: **NOTICE OF DEFAULT**
Recording Date: **04/14/2025**
Foreclosure Doc #: **13381**

Foreclosure Stage: **AUCTION**
Filing Date: **04/10/2025**
Recording Book/Page: **/**

Borrower 1: **SKINNER BETTY J**
Borrower 2:
Borrower 3:
Borrower 4:

Trustee Name: **NATHAN F SMITH**
Trustee Address: **17100 GILLETTE AVE**
City: **IRVINE**
State: **CA**
Zip: **92614**

Trustee Phone #: **(949) 252-8300**
Trustee Sale Order #: **OR07000205-24**
Trustee Sale Order Ext: **1**

Auction Date: **04/21/2025**
Auction Time: **11:00**
Auction Address: **807 MAIN ST**
City: **OREGON CITY**

Judgement Amount: **\$250,497**

Default Mortgage Information:

Mtg Amt/Type: **\$495,000 / ADJ**
Mtg Recording Date: **08/25/2020**
Mtg Doc #: **68711**
Mtg Book/Page:
Lender: **087808**
Lender Address:
City:
State:
Zip:

Default Amt:
Default Date:
1st Missed Pymt Date:

Lender Phone #:
Vesting Codes: **/ /**
Title Company:

Location Information:

Legal Description: **378 HOLLYWOOD PARK LTS 3&4 BLK 2**
County: **CLACKAMAS, OR**

APN: **00070103**

Subdivision: **HOLLYWOOD PARK**
Legal Lot: **3**
Legal Block: **2**

Map Reference: **/ 1S-2E-30-NE-SE**
Township-Range-Sect: **1S-2E-30**
Munic/Township:

Last Market Sale Information:

Sale Date:
Recording Date: **00/1981**
Sale Price:
Sale Type:
Deed Type: **DEED (REG)**
Deed Doc #: **12852**

1st Mtg Amount/Type: **/**
1st Mtg Int. Rate/Type: **/**
2nd Mtg Amount/Type: **/**
2nd Mtg Int. Rate/Type: **/**
Seller:

Owner Information:

Owner Name: **SKINNER BETTY J**
Mailing Address: **5808 SE LAUREL ST**
City: **PORTLAND**
State: **OR**
Zip: **97222-2627**

Carrier Route: **C041**

Owner Transfer Information:

Sale Date:
Recording Date:
Sale Price:

Deed Type:
Deed Doc #:
Vesting Codes: **/ /**

Property Characteristics:

Living Area: **1,470**
Total Rooms:
Bedrooms: **2**
Bath (F/H): **1 /**
Year Built / Eff: **1946 /**
Fireplace:
of Stories: **1**
Quality: **BELOW AVERAGE**

Parking Type:
Garage Area:
Garage Capacity:
Parking Spaces:
Pool:
Pool Area:
Style:

Site Information:

Land Use: **SFR**
Zoning: **R7**
Site Influence:

Acres: **0.23**
Lot Area: **9,999**
Res/Comm Units: **/**

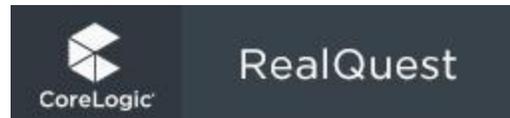
Tax Information:

Assessed Value: **\$387,272**
Land Value: **\$239,742**
Improvement Value: **\$147,530**
Total Taxable Value: **\$162,057**

Property Tax: **\$3,034.68**
Tax Area: **012229**
Tax Exemption:
Improvement %: **38%**

Foreclosure Activity Report

For Property Located At



163 FENTON AVE, MOLALLA, OR 97038-9301

Record #: **4**

Most Recent Foreclosure Transaction:

Foreclosure Doc Type: **NOTICE OF TRUSTEE'S SALE** Foreclosure Stage: **AUCTION**
 Recording Date: **04/14/2025** Filing Date: **04/11/2025**
 Foreclosure Doc #: **13318** Recording Book/Page: **/**

Borrower 1: **BUTLER JOAN K**
 Borrower 2:
 Borrower 3:
 Borrower 4:

Trustee Name:
 Trustee Address:
 City:
 State:
 Zip:
 Trustee Phone #:
 Trustee Sale Order #: **LO-53286**
 Trustee Sale Order Ext: **OR**

Auction Date: **05/21/2025**
 Auction Time: **10:00** Judgement Amount:
 Auction Address:
 City:

Default Mortgage Information:

Mtg Amt/Type: **\$345,000 / FIX** Default Amt:
 Mtg Recording Date: **03/02/2009** Default Date:
 Mtg Doc #: **13556** 1st Missed Pymt Date:
 Mtg Book/Page:
 Lender: **145585** Lender Phone #:
 Lender Address: **14002 E 21ST ST # 300** Vesting Codes: **//**
 City: **TULSA** Title Company:
 State: **OK**
 Zip: **74134**

Location Information:

Legal Description: **PARTITION PLAT 2007-016 PARCEL 5**
 County: **CLACKAMAS, OR** APN: **05017124**
 Subdivision:
 Legal Lot: **5** Map Reference: **/ 5S-2E-09-SW-NE**
 Legal Block: Township-Range-Sect: **5S-2E-09**
 Munic/Township: **MOLALLA**

Last Market Sale Information:

Sale Date: 1st Mtg Amount/Type: **/**
 Recording Date: 1st Mtg Int. Rate/Type: **/**
 Sale Price: 2nd Mtg Amount/Type: **/**
 Sale Type: 2nd Mtg Int. Rate/Type: **/**
 Deed Type: Seller:
 Deed Doc #:

Owner Information:

Owner Name: **BUTLER JOAN KYLSTRA**
 Mailing Address: **PO BOX 747**
 City: **MOLALLA**
 State: **OR** Carrier Route: **B008**
 Zip: **97038-0747**

Owner Transfer Information:

Sale Date: **02/27/2009** Deed Type: **WARRANTY DEED**
 Recording Date: **03/03/2009** Deed Doc #: **13555**
 Sale Price: **\$230,000** Vesting Codes: **//**

Property Characteristics:

Living Area: **1,439** Parking Type:
 Total Rooms: Garage Area:
 Bedrooms: **3** Garage Capacity:
 Bath (F/H): **2 /** Parking Spaces:
 Year Built / Eff: **2007 /** Pool:
 Fireplace: Pool Area:
 # of Stories: Style:

Quality: **AVERAGE**

Site Information:

Land Use:	SFR	Acres:	0.16
Zoning:	R2	Lot Area:	6,802
Site Influence:		Res/Comm Units:	/

Tax Information:

Assessed Value:	\$511,559	Property Tax:	\$4,664.69
Land Value:	\$169,549	Tax Area:	035002
Improvement Value:	\$342,010	Tax Exemption:	
Total Taxable Value:	\$244,586	Improvement %:	67%

Foreclosure Activity Report

For Property Located At



16270 APPERSON BLVD, OREGON CITY, OR 97045-1102

Record #: 5

Most Recent Foreclosure Transaction:

Foreclosure Doc Type:	NOTICE OF DEFAULT	Foreclosure Stage:	AUCTION
Recording Date:	04/15/2025	Filing Date:	04/14/2025
Foreclosure Doc #:	13410	Recording Book/Page:	/

Borrower 1: **CUNNINGHAM WENDY R**
Borrower 2:
Borrower 3:
Borrower 4:

Trustee Name:	QUALITY LOAN SERVICE CORP	Trustee Phone #:	
Trustee Address:	2763 CAMINO DEL RIO S	Trustee Sale Order #:	OR-25-1008954
City:	SAN DIEGO	Trustee Sale Order Ext:	SW
State:	CA		
Zip:	92108		

Auction Date:	08/22/2025	Judgement Amount:	\$470,892
Auction Time:	11:00		
Auction Address:	807 MAIN ST		
City:	OREGON CITY		

Default Mortgage Information:

Mtg Amt/Type:	\$459,910 /	Default Amt:	
Mtg Recording Date:	01/27/2023	Default Date:	
Mtg Doc #:	2663		
Mtg Book/Page:		1 st Missed Pymt Date:	10/01/2024
Lender:	PLANET HM LNDG LLC	Lender Phone #:	
Lender Address:		Vesting Codes:	UN / /
City:		Title Company:	
State:			
Zip:			

Location Information:

Legal Description:	55 J T APPERSONS SUB OF BLKS 5 6&7 OF PARK PL PT LTS 3 & 4 BLK 10		
County:	CLACKAMAS, OR	APN:	00560510
Subdivision:	J T APPERSONS	Map Reference:	/ 2S-2E-29-NE-NE
Legal Lot:	3	Township-Range-Sect:	2S-2E-29
Legal Block:	10	Munic/Township:	OREGON CITY

Last Market Sale Information:

Sale Date:	01/26/2016	1 st Mtg Amount/Type:	\$270,000 /
Recording Date:	01/27/2016	1 st Mtg Int. Rate/Type:	/
Sale Price:	\$85,000	2 nd Mtg Amount/Type:	/
Sale Type:		2 nd Mtg Int. Rate/Type:	/
Deed Type:	WARRANTY DEED	Seller:	SEATER DAWN & FRED
Deed Doc #:	4814		

Owner Information:

Owner Name: **CUNNINGHAM WENDY R**
Mailing Address: **16270 APPERSON BLVD**
City: **OREGON CITY**
State: **OR** Carrier Route: **C005**
Zip: **97045-1102**

Owner Transfer Information:

Sale Date:
Recording Date:
Sale Price:
Deed Type:
Deed Doc #:
Vesting Codes: **/ /**

Property Characteristics:

Living Area: **1,768** Parking Type:
Total Rooms: Garage Area:
Bedrooms: **3** Garage Capacity:
Bath (F/H): **2 / 1** Parking Spaces:
Year Built / Eff: **2016 /** Pool:
Fireplace: Pool Area:
of Stories: Style:
Quality:

Site Information:

Land Use: **SFR** Acres: **0.23**
Zoning: **R8** Lot Area: **10,001**
Site Influence: Res/Comm Units: **/**

Tax Information:

Assessed Value: **\$606,677** Property Tax: **\$5,199.16**
Land Value: **\$184,657** Tax Area: **062002**
Improvement Value: **\$422,020** Tax Exemption:
Total Taxable Value: **\$277,761** Improvement %: **70%**