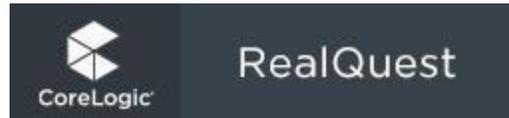


Foreclosure Activity Report

For Property Located At



417 NE OAKEN HILLS DR, WILLAMINA, OR 97396-2758

Record #: 1

Most Recent Foreclosure Transaction:

Foreclosure Doc Type: **NOTICE OF DEFAULT** Foreclosure Stage: **AUCTION**
Recording Date: **03/26/2025** Filing Date: **03/26/2025**
Foreclosure Doc #: **2736** Recording Book/Page: **/**

Borrower 1: **JAMES TREVVOR D**
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-23-971310**
City: **SAN DIEGO** Trustee Sale Order Ext: **SW**
State: **CA**
Zip: **92108**

Auction Date: **08/12/2025** Judgement Amount:
Auction Time: **1:00**
Auction Address: **535 NE 5TH ST**
City: **MCMINNVILLE**

Default Mortgage Information:

Mtg Amt/Type: **\$217,560 /** Default Amt:
Mtg Recording Date: **02/09/2022** Default Date:
Mtg Doc #: **2067**
Mtg Book/Page:
Lender: **084786** 1st Missed Pymt Date: **08/01/2023**
Lender Address:
City: Lender Phone #:
State: Vesting Codes: **MM / /**
Zip: Title Company:

Location Information:

Legal Description: **LOT 2 - BLOCK 8 IN OAKEN HILLS SECOND ADDITION**
County: **YAMHILL, OR** APN: **281670**
Subdivision: **OAKEN HILLS SECOND ADD** Map Reference: **/ 6S-7W-01-NE-SE**
Legal Lot: **2** Township-Range-Sect: **6S-7W-01**
Legal Block: **8** Munic/Township: **S.D. 30J- WILLAMINA**

Last Market Sale Information:

Sale Date: **12/24/2019** 1st Mtg Amount/Type: **\$179,025 / VA**
Recording Date: **01/31/2020** 1st Mtg Int. Rate/Type: **/**
Sale Price: **\$175,000** 2nd Mtg Amount/Type: **/**
Sale Type: 2nd Mtg Int. Rate/Type: **/**
Deed Type: **WARRANTY DEED** Seller: **NEAL CINDY K**
Deed Doc #: **1619**

Owner Information:

Owner Name: **JAMES TREVVOR D**
Mailing Address: **417 NE OAKEN HILLS DR**
City: **WILLAMINA**
State: **OR** Carrier Route: **R001**
Zip: **97396-2758**

Owner Transfer Information:

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

Property Characteristics:

Living Area: **1,024**
Total Rooms:
Bedrooms **3**
Bath (F/H): **1 /**
Year Built / Eff: **1978 /**
Fireplace: **2**
of Stories: **1**
Quality:

Parking Type: **ATT GARG/
UNF
336**
Garage Area:
Garage Capacity:
Parking Spaces:
Pool:
Pool Area:
Style:

Site Information:

Land Use: **SFR**
Zoning: **R1**
Site Influence:

Acres: **0.16**
Lot Area: **6,948**
Res/Comm Units: **/**

Tax Information:

Assessed Value: **\$268,468**
Land Value: **\$148,262**
Improvement Value: **\$120,206**
Total Taxable Value: **\$126,245**

Property Tax: **\$2,045.48**
Tax Area: **30.0**
Tax Exemption:
Improvement %: **45%**