

**Douglas County Property Profile**

**Parcel**

**Parcel #** R14342  
**Site Address #** 395 Donald Ter  
 Myrtle Creek OR  
 97457  
**Owner** Thomas, Peggy J  
**Mail Address** 395 Donald Terrace  
 Myrtle Creek OR  
 97457  
**Owner Occupied** Yes

**Property Details**

**Beds** 3  
**Baths** 1  
**Finished Area** 1,012 SqFt  
**Year Built** 1978  
**Basement**  
**# Stories**  
**Land Use** 101 - RESIDENTIAL  
 - IMPROVED  
**Lot Size** 0.17 Acres (7,405  
 SqFt)  
**Market Land Value** \$100,000.00  
**Market Impr Value** \$140,283.00  
**Market Total Value** \$240,283.00  
**Sale Date** 12/01/1994  
**Sale Price** \$72,900.00

**Foreclosure Information**

**Document Type** Notice of Default  
**Recording Date** 01/12/2026  
**Document #** 344  
**Judgement Amt**  
**Original Record** 06/21/2006  
**Date**  
**Original Document** 15565  
**#**  
**Original Loan Amt**  
**Title Co**

**Tax Information**

**2025** \$1,334.44  
**2024** \$1,299.05  
**2023** \$1,259.10

**Trustee**

**Trustee Sale #**  
 CLEAR RECON CORP

**Auction**

02/24/2026  
 395 DONALD TER  
 MYRTLE CREEK

**Lender**

SEATTLE MORTGAGE COMPANY

**Legal**

TRI-CITY TERRACE, BLOCK 1, LOT 25, ACRES 0.17

Filing	Recording Date	Document Type	Original Document	Title Co
	01/12/2026	Notice of Default 344	06/21/2006	

**Douglas County Property Profile**

**Parcel**

**Parcel #** R14835  
**Site Address #** 940 Rowe St  
 Reedsport OR 97467  
**Owner** Beska, Rachell Anne  
 Beska, Roane  
 William C  
**Mail Address** 940 Rowe St  
 Reedsport OR 97467  
**Owner Occupied** Yes

**Property Details**

**Beds** 3  
**Baths** 2  
**Finished Area** 1,176 SqFt  
**Year Built** 1963  
**Basement**  
**# Stories**  
**Land Use** 101 - RESIDENTIAL  
 - IMPROVED  
**Lot Size** 0.19 Acres (8,276  
 SqFt)  
**Market Land Value** \$113,500.00  
**Market Impr Value** \$137,140.00  
**Market Total Value** \$250,640.00  
**Sale Date** 04/26/2021  
**Sale Price**

**Foreclosure Information**

**Document Type** Notice of Default  
**Recording Date** 01/13/2026  
**Document #** 372  
**Judgement Amt**  
**Original Record Date** 04/30/2021  
**Original Document #** 9406  
**Original Loan Amt**  
**Title Co**

**Tax Information**

**2025** \$2,217.25  
**2024** \$2,153.91  
**2023** \$2,093.72

**Trustee**

**Trustee Sale #**  
 TICOR TITLE COMPANY OF OREGON

**Auction**

06/03/2026  
 1036 SE DOUGLAS  
 ROSEBURG

**Lender**

RANLIFE INC

**Legal**

ROWE ADD, BLOCK 1, LOT 7, ACRES 0.19

Filing	Recording Date	Document Type	Original Document	Title Co
	01/13/2026	Notice of Default 372	04/30/2021	

**Douglas County Property Profile**

**Parcel**

**Parcel #** R16838  
**Site Address #** 105 NW Division St  
 Myrtle Creek OR  
 97457  
**Owner** Merry, William L  
**Mail Address** 105 NW Division St  
 Myrtle Creek OR  
 97457  
**Owner Occupied** Yes

**Property Details**

**Beds**  
**Baths** 2  
**Finished Area** 2,800 SqFt  
**Year Built** 1947  
**Basement**  
**# Stories** 1  
**Land Use** 201 - COMMERCIAL  
 - IMPROVED  
**Lot Size** 0.11 Acres (4,792  
 SqFt)  
**Market Land Value** \$30,190.00  
**Market Impr Value** \$58,800.00  
**Market Total Value** \$88,990.00  
**Sale Date** 06/14/2002  
**Sale Price** \$70,000.00

**Foreclosure Information**

**Document Type** Notice of Lis  
 Pendens  
**Recording Date** 01/21/2026  
**Document #** 621  
**Judgement Amt**  
**Original Record Date** 06/28/2002  
**Original Document #** 17970  
**Original Loan Amt**  
**Title Co**

**Tax Information**

**2025** \$616.98  
**2024** \$599.03  
**2023** \$581.59

**Trustee**

**Trustee Sale #**  
 NATIONSTAR MORTGAGE LLC

**Auction**

**Lender**

**Legal**

GABBERT'S ADDITION, BLOCK 1, LOT 1, ACRES 0.11

Filing	Recording Date	Document Type	Original Document	Title Co
	01/21/2026	Notice of Lis Pendens 621	06/28/2002	

**Douglas County Property Profile**

**Parcel**

**Parcel #** R24117  
**Site Address #** 0 NE Stephens St  
 Roseburg OR 97470  
**Owner** Elk Island Trading  
 Group LLC  
**Mail Address** 3261 NE Follett St  
 Roseburg OR 97470  
**Owner Occupied** No

**Property Details**

**Beds**  
**Baths**  
**Finished Area**  
**Year Built**  
**Basement**  
**# Stories**  
**Land Use** 210 - COMMERCIAL  
 - VACANT - WATER  
 INFLUENCE  
**Lot Size** 22.60 Acres (984,456  
 SqFt)  
**Market Land Value** \$213,570.00  
**Market Impr Value**  
**Market Total Value** \$213,570.00  
**Sale Date** 05/13/2021  
**Sale Price** \$250,000.00

**Foreclosure Information**

**Document Type** Notice of Default  
**Recording Date** 01/20/2026  
**Document #** 583  
**Judgement Amt**  
**Original Record Date** 05/13/2021  
**Original Document #** 10436  
**Original Loan Amt**  
**Title Co**

**Tax Information**

**2025** \$3,132.47  
**2024** \$2,486.09  
**2023** \$2,486.09

**Trustee**

**Trustee Sale #**  
 AMERITITLE LLC

**Auction**

06/30/2026  
 1036 SE DOUGLAS AVE 201  
 ROSEBURG

**Lender**

BOYER ARMAND P

**Legal**

TRACT M&B V159 P458 (ELK ISLAND), ACRES 22.60

Filing	Recording Date	Document Type	Original Document	Title Co
	01/20/2026	Notice of Default 583	05/13/2021	

**Douglas County Property Profile**

**Parcel**

**Parcel #** R26829  
**Site Address #** 0 W Riverside Dr  
 Roseburg OR 97470  
**Owner** Elk Island Trading  
 Group LLC  
**Mail Address** 3261 NE Follett St  
 Roseburg OR 97470  
**Owner Occupied** No

**Property Details**

**Beds**  
**Baths**  
**Finished Area**  
**Year Built**  
**Basement**  
**# Stories**  
**Land Use** 012 - MISC.  
 COMMERCIAL -  
 UNBUILDABLE -  
 WATER INFLUENCE  
**Lot Size** 2.50 Acres (108,900  
 SqFt)  
**Market Land Value** \$18,750.00  
**Market Impr Value**  
**Market Total Value** \$18,750.00  
**Sale Date** 05/13/2021  
**Sale Price** \$250,000.00

**Foreclosure Information**

**Document Type** Notice of Default  
**Recording Date** 01/20/2026  
**Document #** 583  
**Judgement Amt**  
**Original Record Date** 05/13/2021  
**Original Document #** 10436  
**Original Loan Amt**  
**Title Co**

**Tax Information**

**2025** \$64.10  
**2024** \$62.25  
**2023** \$60.45

**Trustee**

**Trustee Sale #**  
 AMERITITLE LLC

**Auction**

06/30/2026  
 1036 SE DOUGLAS AVE 201  
 ROSEBURG

**Lender**

BOYER ARMAND P

**Legal**

TRACT E OF LAURELWOOD ADD & W OF W BANK OF SOUTH UMPQUA RIVER, ACRES 2.50

Filing	Recording Date	Document Type	Original Document	Title Co
	01/20/2026	Notice of Default 583	05/13/2021	

**Douglas County Property Profile**

**Parcel**

**Parcel #** R30893  
**Site Address #** 338 Topaz Ln  
 Roseburg OR 97471  
**Owner** Briggs, Donald D  
 Estate  
**Mail Address** 338 Topaz Ln  
 Roseburg OR 97471  
**Owner Occupied** Yes

**Property Details**

**Beds** 3  
**Baths** 2  
**Finished Area** 1,360 SqFt  
**Year Built** 1995  
**Basement** 1,214 SqFt  
**# Stories**  
**Land Use** 401 - RURAL -  
 IMPROVED  
**Lot Size** 5.00 Acres (217,800  
 SqFt)  
**Market Land Value** \$271,830.00  
**Market Impr Value** \$220,762.00  
**Market Total Value** \$492,592.00  
**Sale Date** 01/01/1993  
**Sale Price** \$31,900.00

**Foreclosure Information**

**Document Type** Notice of Default  
**Recording Date** 01/20/2026  
**Document #** 558  
**Judgement Amt**  
**Original Record** 12/02/2008  
**Date**  
**Original Document** 21238  
**#**  
**Original Loan Amt**  
**Title Co**

**Tax Information**

**2025** \$1,740.59  
**2024** \$1,680.42  
**2023** \$1,633.41

**Trustee**

**Trustee Sale #**  
 NORTHWEST TRUSTEE SERVICES INC

**Auction**

02/20/2026

**Lender**

BANK OF AMERICA NA

**Legal**

DIAMOND HEIGHTS PH 1, LOT PT 2 & PT 3, ACRES 5.00

Filing	Recording Date	Document Type	Original Document	Title Co
	01/20/2026	Notice of Default 558	12/02/2008	

## Douglas County Property Profile

### Parcel

**Parcel #** R68834  
**Site Address #** 240 SE Pine St  
 Roseburg OR 97470  
**Owner** Elk Island Trading  
 Group LLC  
**Mail Address** 3261 NE Follett St  
 Roseburg OR 97470  
**Owner Occupied** No

### Property Details

**Beds**  
**Baths**  
**Finished Area**  
**Year Built**  
**Basement**  
**# Stories**  
**Land Use** 110 - RESIDENTIAL  
 - VACANT - WATER  
 INFLUENCE  
**Lot Size** 0.22 Acres (9,583  
 SqFt)  
**Market Land Value** \$152,100.00  
**Market Impr Value** \$6,050.00  
**Market Total Value** \$158,150.00  
**Sale Date** 05/13/2021  
**Sale Price** \$250,000.00

### Foreclosure Information

**Document Type** Notice of Default  
**Recording Date** 01/20/2026  
**Document #** 583  
**Judgement Amt**  
**Original Record Date** 05/13/2021  
**Original Document #** 10436  
**Original Loan Amt**  
**Title Co**

### Tax Information

**2025** \$364.53  
**2024** \$491.93  
**2023** \$518.61

### Trustee

**Trustee Sale #**  
 AMERITITLE LLC

### Auction

06/30/2026  
 1036 SE DOUGLAS AVE 201  
 ROSEBURG

### Lender

BOYER ARMAND P

### Legal

RAILROAD ADD 2ND ROSEBURG, LOT 5, ACRES 0.22

Filing	Recording Date	Document Type	Original Document	Title Co
	01/20/2026	Notice of Default 583	05/13/2021	

