

# Affidavit of Publication

STATE OF OREGON,  
COUNTY OF KLAMATH

ss.

(COPY OF NOTICE TO BE PASTED HERE)

I, Clara M. Dent

being first duly sworn, depose and say

that I am the principal clerk of the publisher of the Herald and News

a newspaper of general circulation, as defined by Chapter 193 ORS, printed and published at Klamath Falls in the aforesaid county and state; that the

notice

a printed copy of which is hereto annexed,

was published in the entire issue of said

newspaper for four successive

and consecutive weeks ~~times~~ (4 inser-

tion s) in the following issue s:

October 12, 19, 26, Nov. 2, 1967

TRUSTEE'S NOTICE OF SALE  
Reference is made to that certain trust deed made, executed and delivered by CLIFFORD E. SMELCER and AUDREY M. SMELCER, husband and wife, as grantor, to OREGON TITLE INSURANCE COMPANY, an Oregon corporation, as trustee, to secure certain obligations in favor of THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, as beneficiary, dated February 14, 1964, recorded February 17, 1964, in book 221 at page 619 of the mortgage records of Klamath County, Oregon, covering the following described real property situated in said county and state, to-wit:

The Southwesterly 70 feet of Lot 53 and the Northeasterly 30 feet of Lot 54, MOYNA, Klamath County, Oregon.

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and to foreclose said deed by advertisement and sale; the default for which the foreclosure is made is grantor's failure to pay when due the following sums owing on said obligations, which sums are now past due, owing and delinquent:

\$105.12 due June 15, 1967,  
\$105.12 due July 15, 1967,  
\$105.12 due August 15, 1967,  
\$105.12 due September 15, 1967, together with late charges of \$4.20 each on the payments due July 15, 1967 and August 15, 1967.

By reason of said default the beneficiary has declared the entire unpaid balance of all obligations secured by said trust deed together with the interest thereon, immediately due, owing and payable, said sums being the following, to-wit:

\$17,192.95 together with interest from May 15, 1967, at 8 per cent, together with any delinquent taxes, assessments or insurance.

A notice of default and election to sell and to foreclose was duly recorded October 6, 1967, in book M-67 at page 7831 of said mortgage records, reference thereto hereby being expressly made.

WHEREFORE, NOTICE  
HEREBY IS GIVEN That the undersigned trustee will on Monday, the 18th day of March, 1968, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes at the front steps of the County Courthouse in the City of Klamath Falls, County of Klamath, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had or had power to convey at the time of the execution by him of the said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereon by secured and the costs and expenses of sale, including a reasonable charge by the trustee. Notice is further given that any person named in Section 86.760 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment of the entire amount due (other than such portion of said principal as would not then be due had no default occurred) together with costs, trustee's and attorney's fees at any time prior to five days before the date set for said sale.

In construing this notice and whenever the context hereof so requires, the masculine gender includes the feminine and the neuter, the singular includes the plural, the word "grantor" includes any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said trust deed, and their successors in interest; the word "trustee" includes any successor trustee and the word "beneficiary" includes any successor in interest of the beneficiary named in the trust deed.

Dated at Klamath Falls, Oregon, October 6, 1967.

OREGON TITLE INSURANCE COMPANY  
By James A. Little,  
V. Pres. Trustee

State of Oregon, County of Klamath, ss:

I, the undersigned, certify that I am the attorney or one of the attorneys for the above named trustee; that I have carefully compared the foregoing copy of trustee's notice of sale with the original thereof and that the foregoing is a true, correct and exact copy of the original trustee's notice of sale and of the whole thereof.

DATED at Klamath Falls, Oregon, this 9th day of October, 1967.

J. Anthony Giacomini,  
Attorney for said Trustee  
No. 114, Oct. 12, 19, 26, Nov. 2, 1967.

STATE OF OREGON, } ss  
County of Klamath }

Filed for record at request of

Transamerica Title Co.

on this 15 day of March A.D. 1968

at 10:45 o'clock a M. and duly

recorded in Vol. M-68 of Mortgages

Page, 2089

DOROTHY ROGERS, County Clerk

By Dorothy Rogers Deputy

Fee 1.50

Transamerica Title Insurance Co.

Clara M. Dent

Subscribed and sworn to before me this 3rd

day of September 1967

Marie L. Lefebvre  
Notary Public of Oregon.

My commission expires July 26 1971