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33373

Vol. 12 Page 4701

## AFFIDAVIT OF MAILING NOTICE OF SALE

Vol. 12 Page 4856STATE OF OREGON, County of Multnomah, ss:I, Thomas Cavanaugh,

being first duly sworn, depose, say and certify that:

At all times hereinafter mentioned I was and now am a resident of the State of Oregon, a competent person over the age of twenty-one years and not the beneficiary or his successor in interest named in the attached original notice of sale given under the terms of that certain trust deed described in said notice;

I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy thereof by registered or certified mail to each of the following named persons at their respective last known addresses, to-wit:

NAME

ADDRESS

Robert B. Murphy

4512 Sturdivant Avenue  
Klamath Falls, Oregon

Laura L. Murphy

4512 Sturdivant Avenue  
Klamath Falls, Oregon

Each of the notices so mailed was certified to be a true copy of the original notice of sale by Larry Dawson, attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Portland, Oregon, on May 2, 1972. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded and at least 120 days before the day fixed in said notice by the trustee for the trustee's sale.

STATE OF OREGON, County of Multnomah, ss:

May 2, 1972

Personally appeared the above named Thomas Cavanaugh, who subscribed and swore to the foregoing affidavit and acknowledged the foregoing instrument to be his (or her) voluntary act and deed.

Before me:

*Helen Milne*

Notary Public for Oregon

My commission expires 9-22-72

PUBLISHER'S NOTE: An original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

AFFIDAVIT OF MAILING  
TRUSTEE'S NOTICE OF SALE

RE: Trust Deed from

Robert B. Murphy, et ux.

Grantor

TO

Klamath County Title Co.

Trustee

AFTER RECORDING RETURN TO

Thomas Cavanaugh  
Attorney at Law  
220 S.W. Morrison  
Portland, Oregon 97204

(DON'T USE THIS  
SPACE: RESERVED  
FOR RECORDING  
LABEL IN COUN-  
TIES WHERE  
USED.)

FEE \$2.00

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instru-  
ment was received for record on the  
3rd day of MAY, 1972,  
at 10:05 o'clock A.M., and recorded  
in book M 72 on page 4701.  
Record of Mortgages of said County.

Witness my hand and seal of  
County affixed.

W. D. MILNE

COUNTY CLERK Title.

By Hazel Drayton Deputy

63751

TRUSTEE'S NOTICE OF SALE Vol. 17 Page 4702

Reference is made to that certain trust deed made, executed and delivered by Robert B. Murphy and Laura L. Murphy, husband and wife, as grantor, to Klamath County Title Co., as trustee, to secure certain obligations in favor of Securities-Intermountain, Inc., an Oregon corp., as beneficiary, dated November 27, 1970, recorded December 4, 1970, in book M 70 at page 10775 of the mortgage records of Klamath County, Oregon, covering the following described real property situated in said county and state, to-wit:

Lot 6, Block 2, Tract 1007, WINCHESTER, According to the official plat thereof on file in the office of the County Clerk, 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:

November 1, 1971	\$175.00
December 1, 1971	\$175.00
January 1, 1972	\$178.00
February 1, 1972	\$178.00
March 1, 1972	\$178.00
April 1, 1972	\$178.00

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:

The principal sum of \$17,887.26, together with interest at the rate of 8-1/2% per annum from and after October 1, 1971.....

A notice of default and election to sell and to foreclose was duly recorded May 1, 1972 in book M 72 at page 4623 of said mortgage records, reference thereto hereby being expressly made.

WHEREFORE, NOTICE HEREBY IS GIVEN That the undersigned trustee will on Monday the 11th day of September, 1972 at the hour of 10:00 o'clock, a.M., Standard Time, as established by Section 137.110, Oregon Revised Statutes, at front door 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 thereby 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 Portland, Oregon, May 2, 1972.

Successor Trustee

State of Oregon, County of \_\_\_\_\_, 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 fore-

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of THOMAS CAVANAUGH, ATTY. AT LAW  
this 3rd day of MAY A.D., 1972 at 10:05 o'clock A.M., and duly recorded in  
Vol. M 72 of MISCELLANEOUS on Page 4702

FFE \$2.00

WM. D. MILNE, County Clerk  
By Hazel Wright

MAY 3 10 05 AM 1972

and wife  
of Oregon corp.  
M

According  
to the office  
.....

4858

re-recorded - should be one instrument

STATE OF OREGON, }  
County of Klamath } ss.

Filed for record at request of:

THOMAS CAVANAUGH ATTY  
on this 8th day of May A. D., 1972  
at 12:35 o'clock P.M. and duly  
recorded in Vol. M 72 of MORTGAGES  
Page 4856

WM. D. MILNE, County Clerk

By *Hayes Craig*  
Fee NO FEE Deputy.