

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

ss.

(COPY)

I, Carol A. Veatch

being first duly sworn, depose and say
that I am the principal clerk of the pub-
lisher of the Herald and News

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

Trustee's Notice Of Sale

a printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for Four successive
and consecutive week s XXXXXX 4 inser-
tion s) in the following issue s:

December 12, 19, 26, 1973

January 2, 1974

Total Cost \$ 94.27

Carol A. Veatch

Subscribed and sworn to before me this 2nd

day of January, 19 74

Brenda E. Carter
Notary Public of Oregon.

My commission expires Nov 11, 1975

TRUSTEE'S NOTICE OF SALE
Reference is made to that certain
trust deed made, executed and
delivered by JOHN L. MILLER and
CONNA E. MILLER, as grantor, to
TRANSAMERICA TITLE IN-
SURANCE CO., as trustee, to
secure certain obligations in favor
of UNITED STATES NATIONAL
BANK OF OREGON, as
beneficiary, dated November 4,
1971, recorded November 8, 1971, in
book M-71 at page 11683 of the mort-
gage records of Klamath County,
Oregon, covering the following
described real property situated in
said county and state, to-wit:
Lot 36 and the East 60 feet of Lot
35 in Block 3 of RIVERVIEW
ADDITION, 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:

Monthly installments heretofore
becoming due and payable under
the terms of said trust deed and the
obligation secured thereby for the
payment of principal, interest, and
monthly requirements for in-
surance premiums, taxes,
assessments, and other charges
due and payable with respect to
said property in the total sum of
\$287.88, including the last such
monthly installment of \$95.96 due
on September 1, 1973.

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, im-
mediately due, owing and payable,
said sums being the following, to-
wit:

\$10,727.91, plus interest thereon at
the rate of 7% per annum from June
1, 1973 until paid, and all sums
expended by the beneficiary pur-
suant to the terms of said trust
deed.

A notice of default and election to
sell and to foreclose was duly
recorded September 24, 1973, in
book M-73 at page 12899 of said
mortgage records, reference
thereto hereby being expressly
made.

WHEREFORE, NOTICE
HEREBY IS GIVEN That the
undersigned trustee will on Friday,
the 8th day of February, 1974, at the
hour of 3:00 o'clock, P.M., Standard
Time, as established by Section
187.110, Oregon Revised Statutes, at
Front door of 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, in-
cluding a reasonable charge by the
trustee. Notice is further given that
any person named in Section 86.700
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 per-
formance of which is secured by
said trust deed, and their suc-
cessors 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,
September 26, 1973.

BERTRAND J. CLOSE
Successor Trustee

DAVIES, BIGGS, STRAYER,

22nd Floor, 500 SW 3rd Avenue
Portland, OR 97204
Telephone: 224-3380
No. 189: Dec. 12, 19, 26, Jan. 2, 1974

STATE OF OREGON: COUNTY OF KLAMATH: ss.
DAVIES, BIGGS, STRAYER, STOEL & BOLEY
Filed for record at request of DAVIES, BIGGS, STRAYER, STOEL & BOLEY P. M., and duly recorded in
this 10th day of JANUARY A. D., 19 74 at 12:45 o'clock 280
Vol. M 74 of MORTGAGES on Page

By WM. D. MILNE, County Clerk Deputy

FFF \$ 2.00