

AMENDED

NOTICE OF DEFAULT AND ELECTION TO SELL

E. W. G. DEVELOPMENT COMPANY

TRANSAMERICA TITLE INSURANCE COMPANY *

made, executed and delivered to _____, as grantor,
to secure the performance of certain obligations including the payment of the principal sum of \$28,400.00
in favor of RAYMOND A. FRANCISCO and BYRDINE J. FRANCISCO, husband and wife, as beneficiary,
that certain trust deed dated November 18, 1979, and recorded January 17, 1980,
in book M-80 at page 1079, of the mortgage records of Klamath County, Oregon, or
as file number _____, reel number _____ (indicate which), covering the following described real
property situated in said county: (re-recorded to correct typing error on Jan. 28, 1980, in Book
M-80 at page 1708, Mortgage Records of Klamath County, Oregon)

*Transamerica Title Insurance Company resigned as trustee and William L. Sisemore was appointed by instrument recorded Feb. 8, 1980, in Vol. M-80, page 2590, records of Klamath County, Oregon.

A portion of the NE 1/4, Section 2, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 1/2 inch iron pin on the West line of Madison Street and the Northerly bank of the Enterprise Canal, which iron pin bears South 30.0 feet and West 30.0 feet and South 396.7 feet from the East quarter corner of said Section 2; thence along the Northerly bank of the Enterprise Canal North 70°19' West a distance of 123.1 feet to a one-inch iron axle; thence North a distance of 85.6 feet to a point; thence East, parallel with the South right of way line of South Sixth Street a distance of 115.9 feet to a point on the West line of Madison Street; thence South along said West line a distance of 126.7 feet, more or less, to the point of beginning.

The undersigned hereby certifies that no assignments of the trust deed by the trustee or by the beneficiary and no appointments of a successor-trustee have been made except as recorded in the mortgage records of the county or counties in which the above described real property is situate and that the beneficiary is the owner and holder of the obligations, the performance of which is secured by said trust deed; further, that no action, suit or proceeding has been instituted to recover the debt, or any part thereof, now remaining secured by the said trust deed, or, if such action or proceeding has been instituted, such action or proceeding has been dismissed.

There is a default by the grantor owing the obligations, the performance of which is secured by said trust deed, with respect to provisions therein which authorize sale in the event of default of such provision, in that the grantor has failed to pay, when due, the following sums thereon:

\$28,400.00, due January 15, 1980,

which are now past due, owing and delinquent. Grantor's failure just described is the default for which the foreclosure mentioned below is made.

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

\$28,400.00.

Notice hereby is given that the undersigned, by reason of said default, has elected and he hereby does elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to 86.795, and to cause to be sold at public auction to the highest bidder for cash the interest in the said described property which the grantor had, or had the power to convey, at the time of the execution by him of the trust deed, together with any interest the grantor or his successors in interest acquired after the execution of the trust deed, to satisfy the obligations secured by said trust deed and the expenses of the sale, including a reasonable charge by the trustee as provided by law, and the reasonable fees of trustee's attorneys.

Said sale will be held at the hour of 10:15 o'clock, AM., Standard Time, as established by Section 187.110 of Oregon Revised Statutes on July 17, 1980, at the following place: Room 204, 540 Main Street, in the City of Klamath Falls, County of Klamath, State of Oregon, which is the hour, date and place fixed by the trustee for said sale.

*80 FEB 28 PM 2 30

Other than as shown of record, neither the said beneficiary nor the said trustee has any actual notice of any person having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the interest of the trustee in the trust deed, or of any successor in interest to the grantor or of any lessee or other person in possession of or occupying the property, except:

NAME AND LAST KNOWN ADDRESS	NATURE OF RIGHT, LIEN OR INTEREST

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 each and all other persons owing an obligation, the performance of which is secured by said trust deed, the word "trustee" includes any successor-trustee, and the word "beneficiary" includes any successor in interest of the beneficiary first named above.

DATED: February 28, 19 80.

William L. Sisemore
Trustee Beneficiary (Sisemore)

(If executed by a corporation, affix corporate seal)

(If the signer of the above is a corporation, use the form of acknowledgment opposite.) (ORS 93.490)

STATE OF OREGON,)
County of Klamath) ss.
February 28, 19 80.
Personally appeared the above named
William L. Sisemore
and acknowledged the foregoing instrument to be
his voluntary act and deed.

Before me
(OFFICIAL SEAL) Wm. D. Milne
Notary Public for Oregon
My commission expires: 12-31-81

STATE OF OREGON, County of) ss.
February 28, 19 80.
Personally appeared _____ and
_____, who, being duly sworn,
each for himself and not one for the other, did say that the former is the
_____, president and that the latter is the
_____, secretary of
_____, a corporation, and that the seal affixed to the
foregoing instrument is the corporate seal of said corporation and that said
instrument was signed and sealed in behalf of said corporation by author-
ity of its board of directors; and each of them acknowledged said instrument
to be its voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires:
(OFFICIAL SEAL)

NOTICE OF DEFAULT AND ELECTION TO SELL
(FORM No. 884) RECORDED
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

RE TRUST DEED
Grantor
TO
Trustee

AFTER RECORDING, RETURN TO:
William L. Sisemore
540 Main Street,
Klamath Falls, Oregon 97601

STATE OF OREGON) ss.
County of Klamath

I certify that the within instru-
ment was received for record on the
28th day of February, 19 80,
at 2:30 o'clock P.M., and recorded
in book NSO on page 3842 or as
file/reel number 81256
Record of Mortgages of said County.
Witness my hand and seal of
County affixed.

Wm. D. Milne
Recording Officer.
By Bernetha Heltsch Deputy.