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## TRUSTEE'S NOTICE OF SALE

Vol. 81 Page 19445

Reference is made to that certain trust deed made, executed and delivered by FREDDIE CRONENBERG and CYNTHIA CRONENBERG, husband and wife, as grantor, to Klamath County Title (William P. Brandsness, Successor), as trustee, to secure certain obligations in favor of ERNEST GRAVES, as beneficiary, dated December 9, 1979, recorded December 10, 1979, in the mortgage records of Klamath County, Oregon, in book/reel/volume No. M-79 at page 28402, or as document/fee/file/instrument/microfilm No. (indicate which), covering the following described real property situated in said county and state, to-wit:

See Exhibit "A" attached.

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:

Payments in the sum of \$700.00, including interest at 10% per annum

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:

\$19,220.21 with interest thereon at 10% per annum from April 15, 1981, until paid.

A notice of default and election to sell and to foreclose was duly recorded August 19, 1981, in book M81 at page 14816 of said mortgage records, reference thereto hereby being expressly made.

WHEREFORE, NOTICE HEREBY IS GIVEN That the undersigned trustee will on Wednesday, the 13th day of January, 1982, at the hour of 9:00 o'clock A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at Klamath 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 Klamath Falls, Oregon, November 6, 1981.

Trustee

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the

6th day of November A.D., 1981 at 4:21 o'clock P M., and duly recorded in

Vol M81, of Mortgages on page 19445.

Fee \$ 4.00

EVELYN BIEHN  
COUNTY CLERK

By Berntha A. Hetch Deputy

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