

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

ss.

I, Sarah L. Parsons, Office
Manager
being first duly sworn, depose and say that
I am the principal clerk of the publisher of
the Herald & 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

#590-Trustee's Notice of Sale-

Hardenbrook

a printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for four

~~consecutive and consecutive week, day, s~~

(4 insertion s) in the following issue s: —

April 21, 1982

April 28, 1982

May 5, 1982

May 12, 1982

Total Cost: \$210.60

Sarah L. Parsons

Subscribed and sworn to before me this 12
day of May 1982

Lita Dacha
Notary Public of Oregon

My commission expires Jan 15 86

(COPY OF NOTICE TO BE PASTED HERE)

TRUSTEE'S NOTICE
OF SALE

Reference is made to that certain trust deed made, executed and delivered by JAMES M. HARDENBROOK and PAULA HARDENBROOK, husband and wife, as grantor, to WILLIAM SISEMORE, as trustee, to secure certain obligations in favor of KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation, as beneficiary, dated November 29, 1977, recorded November 30, 1977, in the mortgage records of Klamath County, Oregon, in book No. M77 at page 23195, covering the following described real property situated in said county and state, to-wit: Lot 14 and Lot 15, Block 47, Buena Vista Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, EXCEPT that portion of Lot 15, described as follows: Commencing at a point on the Westerly line of Angle Street which is 60 feet Southerly from the NE corner of said Lot; thence Westerly parallel with the North line of said lot, 60.5 feet; thence Westerly parallel with the South line of said Block, 98 feet, more or less, to the West line of said Lot 15; thence North along the lot line to the NW corner of said lot; thence Easterly along the alley line to the NE corner of said lot; thence South along the lot line, 60 feet to the point of beginning. 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: \$292.00 due August 1, 1981; 292.00 due September 1, 1981; 292.00 due October 1, 1981; 292.00 due November 1, 1981; 292.00 due December 1, 1981; 292.00 due January 1, 1982; 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: \$28,296.53, plus interest from August 1, 1981, until paid, plus reserve deficit of \$115.10, and late charges of \$81.41. A notice of default and election to sell and to foreclose was duly recorded February 4, 1982, in book M82 at page 1408 of said mortgage records, reference thereto hereby being expressly made. WHEREFORE, NOTICE HEREBY IS GIVEN That the undersigned trustee will on Tuesday, the 15th day of June, 1982, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at Room 204, 540 Main Street, 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, February 2, 1982
William L. Sisemore, Trustee
#590-Apr. 21, 28, May 5, 12, 1982

Ret
Wm Sisemore
540 Main
K. Falls Or.

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record

this 11 day of June A. D. 19 82 at 2:11 o'clock P.M. and
duly recorded in Vol. M82, of Mtge on Page 7426.

Fee \$4.00

EVILYN O'NEIL, County Clerk
By Joy McQuinn