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NOTICE OF DEFAULT AND ELECTION TO SELL

DAVID ROBINSON also known as DAVID J. ROBINSON and BARBARA CUMING *****	, as grantor,
made, executed and delivered to Transamerica Title Insurance Company	, as trustee,
to secure the performance of certain obligations including the payment of the principal sum of \$4,500.	.00
in favor of Wells Fargo Realty Services, Inc., a California Corporation	s beneficiary,
that certain trust deed dated May 3 , 19.78 , and recorded August 16	, 1978
in Book/Reel/Volume No. M-78 at page 17997 XYYAY DECEMBER FOR TRESTRIBUTE	nkkarskantan
NX:XXXXXXXXXXXXX(indicate which) of the mortgage records of	ınty, Oregon,
covering the following described real property situated in said county:	

Lot 2 in Block 26 of Tract 1113-Oregon Shores-Unit 2 as shown on the map filed on December 9, 1977 in Volume 21, Page 20 of Maps in the office of the County Recorder of said County.

**** also known as BARBARA N. CUMING

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:

monthly installments of principal and interest due December, 1981, January, February, March, April, May and June, 1982 in the amount of \$54.60 each; and subsequent installments in like amounts; and subsequent installments of assessment dues under the terms and provisions of the Note and Deed of

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: \$3,383.73 plus interest thereon from November 3, 1981 at the rate of (8.0%) EIGHT PERCENT PER ANNUM UNTIL PAID, and all sums expended by the Beneficiary pursuant to the terms and provisions of the Note and Deed of Trust

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 10:00 o	clock, AM., Standard Time, as established by Section
187,110 of Oregon Revised Statutes on December 14	, 1982, at the following place: at the front entranc
of the County Courthouse	in the City of Klamath Falls , County of
	the hour, date and place fixed by the trustee for said sale.

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

11	n possession of or occupying the property,		ssor in interest to	rty hereinabove described subseque the grantor or of any lessee or off	ent to t her perso
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11	of Oregon, Donamen.				
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Sout	Valley State Bank			···L	
52	215 South Care Bank				
11_	215 South 6th Street, K. Falls,	OP 07607	Judgmer	nt	
c/	o Schwabe, Williamson, Wyatt, M 00 Standard Plaza 1100 SW 6rb				
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Frede	00 Standard Plaza 1100 SW 6th, rick D. Ehlers & Helen Ann Ehle	TOTELAND, O	R 97204		
Roi	ite 5, Box 1403 Sunset Beach, K	rs	.		
H	Sunset Beach, K	Falls on	Suit Per	nding	
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.	Notice is further given that any person the foreclosure proceeding dismissed and such portion of said principal as would no ttorney's fees, at any time.				
nave	the foreclosure proceeding dismissed and such portion of said principal as would not forney's fees, at any time prior to five d In construing this net.	named in Sect.	ion 86 760 as a		
than	such portion of said principal	the trust deed	reinstated of Ore	gon Revised Statutes has the	
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D. 4	the word "trustee" includes any successor the word "trustee" includes any successor the beneficiary first named above. D: August 11 82	/TRA	NSAMERICA"TI	THE THE TIME TO SUCCESSOR IN :-	1401
DATE	D: August 11	\ (- 11	TOWNINGE COMPANY INC.	ner-
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904111)	y of ss.	Augus	DREGON, County	of Klamath ss.	- 11
Person	, 19		t 11	982 ss.	
1 61201	nally appeared the above named				
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and acknow	wledged the foregoing instrument to be				
* * * * *	voluntary act and deed.	··········	******************************	Secretary of Transactions of the secretary of Transactions of the secretary of the secretar	Кe
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NOTICE OF DEFAULT AND ELECTION TO SELL

STEVENS-NESS LAW PUB. CO., POR

RE TRUST DEED

Robinson & Cuming Grantor TO

Transamerica Title Ins. Cr.

AFTER RECORDING RETURN TO T/A - Julie

My commission expires: 2/14/85

(FORM No. 884)

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of Klamath I certify that the within instrument was received for record on the in book/reel/volume No..., M82 on page 10357 or as document/fee/file/ instrument/microfilm No. ...14478...., Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Evelyn Biehm County Clerk Deputy Fee \$8.00