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14489

NOTICE OF DEFAULT AND ELECTION TO SELL

~ ~ ~ ~ ~ ~	NOTICE OF DEFAULT	MAD TOTAL		
	•••			as grantor,
JOHN L. BROWN and ADEL	LA R. BROWN, husband	and wife		as trustee,
JOHN L. BROWN and	WILLIAM L. SISEM	URE	-i-aloum of \$ 2	9,000.00
and delivered	0	the prument of the prii	ncipai sum o. +	1 - moliciness
to secure the performance of c	FEDERAL SAVINGS AND 1	OAN ADDOOL		May 14 , 19.00
to secure the performance of c in favor of KLAMATH FIRST that certain trust deed dated that certain trust deed dated	May 13, 19.	30 , and recorded		STOWNSHIP PARTIES WHAT
that certain trust deed dated	180 at page 8858	2KSKODOCON	Klamath	County, Oregon,
in PERSONAL VOIDING TOUR	tit	ords of		
No. (2017) (2017	1 and property situated in	said county:		
covering the following describ	ed teat brobers,			

Lot 45, Block 31, TRACT 1184, OREGON SHORES UNIT 2 1ST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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:

\$ 431.00 due December 25, 1981 431.00 due January 25, 1982 431.00 due February 25, 1982 431.00 due March 25, 1982 431.00 due April 25, 1982 431.00 due May 25, 1982 431.00 due June 25, 1982 431.00 due July 25, 1982

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:

\$28,418.40, plus interest from November 1, 1981 and late charges.

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, to satisfy the with any interest the grantor or his successors in interest acquired after the execution of the trust deed, to satisfy the 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, A.M., Standard Time. as established by Section Room 204, 540 Main December 21, 19 82, at the following place: Room 204, 540 Main in the City of Klamath Falls, County of Street

Klamath, State of Oregon, which is 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 perother man as snown or 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 is the trustee in the dead of the subsequent to the son naving or claiming to have any tien upon or interest in the real property nereinabove 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 accounts of the contract o in possession of or occupying the property, except:

NAME AND LAST KNOWN ADDRESS

Paddock Mobile Home, Inc. 2972 So. Sixth Street Klamath Falls, Oregon 97601 Judgment Creditor; Judgment entered Feb. 12, 1982, in Docket Book 37, page 299, line 2, Klamath County Records.

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 nave the toreclosure 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

In construing this notice and whenever the context hereof so requires, the masculine gender includes the and attorney's fees, at any time prior to five days before the date set for said sale. feminine and the neuter, the singular includes the plural, the word "grantor" includes any successor in interest to the terminine 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 dead, the word "trustes" includes any successor trustee and trustee grantor as well as each and all other persons owing an obligation, the pertormance of which is secured by said trust deed, the word "trustee" includes any successor-trustee, and the word "beneficiary" includes any successor in intercept of the beneficiary.

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deed, the word first named and	,,,,,,	Wellen	XXXXXXX
deed, the word "trustee" included about the beneficiary first named about 11	. 82	Trustee	1
August 11	., 19	Trustee	
est of the beneficiary August 11			
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offix carporate saul)			
Otton) ss.
. m earmeration.	IORS	93.490) STATE OF OREGON, County of	
(If the signer of the above is a corporation, use the form of admontedgment opposite.)		STATE OF OREGON, County of	anu
Add the)		heing duly sworn,
) ss.	Personally appeared	that the former is the
STATE OF OREGON. County of Klamath August 11 , 198)	\the Oll	Les jarres 13
County of Klames 11 198		tor himself and not one to	resident and that
County of Klamath August 11 , 198	amed	Chor.	Ol the
County of August 11 , 198 Personally appeared the above na		each for himself and not one for the	ion and that the seal attrice
Personally appeared the above na William L. Sisemore and acknowledged the toregoing instru	ument to be	toregoing instrument is the corporate se instrument was signed and sealed in be instrument was a directors; and each of the board of directors; and each of the board of directors and each of the board of directors.	ecretary of
William and the foregoing institu		foregoing instrument is the corporate se instrument was signed and sealed in be instrument was signed and sealed in be ity of its board of directors; and each of the its yoluntary act and deed.	half of said corporated said instrument
and acknowledged the foregoing acknowledged acknowledged acknowledged acknowledged acknowledged acknowledged acknowledged acknowledged acknowledged acknowl	deed.	foregoing has signed and seath of	them acknowled
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Before The	tobull	Before Inc.	35
COFFICIAL TOWNER IN		t Oregon	
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SEAL Notery Public for Or	res: 2-5-85	My commission expires:	
My compulsaion expir	-	1 103	
11 [18] 12 [18] [18] [18] [18] [18] [18] [18] [18]			
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			OF OREGON, Klamath ss.
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ELECTION	50.0	11	was received for record on 84 and and recorded day of NP M and recorded

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OF DEFAULT TO		record for record on 82
NOTICE OF TO SELL		ment was received August 19
NOTICE OF DEFRICA	a Palaco A # 45 ft	
(FORM No. 884)		1.37 o'clock M., allu 92 on
LAW PUB. CO., FORTLAND.		11 day of August M., and recorded at 4:37 o'clockP M.
STEVENS-NESS LAW PUB. CO., FORTLAND, ORE.		
RE TRUST DEED		page 10378 or as document/terming page 1
KD		page Maiorofilm No. Alexander
	SPACE RESERVED	instrument/microfilm No. and County. Record of Mortgages of said County. Record of Mortgages of said county.
Grantor		Perord of Morigages
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	RECORDER'S USE	
TO 1.55 (1.7		County affixed.
Trustee		County affixed. Evelyn Bighn County Clerk
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	<u> </u>	Evelyn Deputy
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Klamath Falls, UL. 3700		
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