NOTICE OF DEFAULT AND ELECTION TO SELL-1151 1**6343** (Klamath **2315**) (7 OK 9760I William M. Ganong

NOTICE OF DEFAULT AND ELECTION TO

velty вкоомріна четови то Reference is made to that certain trust deed made by ALBER	RT MILLS and TAMARA MILLS, husband and
wife.	, as grantor, to
WILLIAM L. SISEMORE	, as trustee,
in favor of CHARLES E. COLLIER OF BEATRICE M. Co. dated March 6 9,79 78, recorded March 14)LLIER , as beneficiary,
County, Oregon, in book/reel/voldine	110.
fee/file/instrument/microfilm/reception No. (in property situated in said county and state, to-wit:	ndicate which), covering the following described real

Lot 67 in Block 45 of KLAMATH FALLS FOREST ESTATES HIGHWAY 66 ETECUNIT PLAT NO. 2, in the County of Klamath, State of Oregon.

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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; 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.

HIS and Comments out and about There is a default by the grantor or other person owing an obligation, the performance of which is secured by said trust deed, or by their successor in interest, with respect to provisions therein which authorize sale in the event of default of such provision; the default for which foreclosure is made is grantor's failure to pay when due the following sums: OctMonthly installments in the amount of \$38.25 each, which were due and payable on August 10; September 10, and October 10, 1982; together with late payment charges STATE OF OREGON, County of totaling \$30,00.

nee the form of acknowledgement.

masing district DYLEBy reason of said default, the beneficiary has declared all obligations secured by said trust deed immediately due and payable, said sums being the following, to-wit: Principal balance of \$350.83 plus interest thereon at the rate of 10.0% per annum from July 10, 1982, until paid; together with late payment charges in the amount of \$30.00 and the mount to the mount to the mount of the mount to the mount of the moun plural, the word "granter" includes any successor in linerest to the grantor tained as any other research outer in

In constraing this police, the mesculing gender includes the tenumene and the meater, the singular and other includes the for and sale. gether with costs and trustee's and adomey's tees as provided by law, at any time prior to five day emount then due Cother than such portion of said principal as would not then be the first to a court or many a hase the foreclosure presenting dramssed and the trust deed reposited by positional to the extension of the Notice is further given that was person named in Section 16.285 et. Oresen Revisea Section :

NOTE: The above said beneficiary has appointed William M. Ganong, Attorney at Law, 1151 Pine Street, Klamath Falls, Oregon 97601 as Successor Trustee.

Notice hereby is given that the beneficiary and trustee, by reason of said default, have elected and do hereby 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 the compensation of 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 187:110 of Oregon Revised Statutes on Feb. 28 at 28 at the following place. Front steps of, then Courthouse, to page and here about a success of the city of Klamath Falls Klamathion which is the hour, date and place fixed by the trustee for said sale.

Tams 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, exception oclose v. He zimentel the

AIGSIG DA JUBE SNAME AND LAST KNOWN ADDRESS STREET, ST. obligations secured by said strist deed and the expenses of the sale, including the compensation of the straight as the abligations secured by said strist deed and the expenses of the sale, including the compensation of the straight as the abligations secured by said strist deed and the expenses of the sale, including the compensation of the straight as the compensation of the sale, including the sale, including the compensation of the sale, including the compensation of the sale, including the sale, with any inferest the granter of his successors in interest arquired after the ascention of the trust dear security that erry which the granter had, or had the power to comes, at the time of the execution by him the time of the genter 86.795; and to cause to be sold at public auction to the highest bidder for cash the interest in the sold of section orders elect to foreclose said trustideed by advertisement and sale gursusort to Oragon Repried Statutes Sections 28,10% to Notice heroby is given that the beneficiary and trustee, by reason of said detault, here according to the beneficiary and trustee, by reason of said detault, here according to the beneficiary and trustee, by reason of said detault, here according to the beneficiary and trustee, by the said detault, here according to the beneficiary and trustee, by the said detault, here according to the beneficiary and trustee, by the said detault, here according to the said detault. 1151 Pine Street, Klamath Falls, Ordgon 97601 as Suchesor Trustee. MOTE: The above said nameficiary has appointed William M. Ganong, Attachev 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 to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with costs and trustee's and attorney's fees as provided by law, at any time prior to live days before the date

In construing this notice, the mesculine 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 persons owing an obligation, the performance of which is secured by said trust deed, the words "trustee" and "peneticiary" include their respective successors indinterest, if any bor annount com furth 10 doe and payable, said some being the following to wit: Buince: DATED: October 7

(If the signer of the above is a corporation, use the form of admowledgment opposite.)	719.82 William M. Ganong, Trustee Trustee Beneficiary State-1
STATE OF OREGON,	(Ors 93,490)
Oli County of XI amaking	STATE OF OREGON, County of
Personally appeared the above parent	Jud Octob (Personally appeared () who; being duly sworn, did say that he is the
WILLIam MComo	Who: being dute
and acknowledged the loregoing instrument	to be were another the house and the second to the second
Civ Tar Tar A trife the control of the dood.	a corporation, and that the seal atti-
Allerteteron - Data :	Bealed in the corporation and they are going instrument is the
(OFFICIAL POSMESS) A	
Notary Public for Oregon	
Mr. commission expires:	Notary Public for Oregon Ny commission expires: (OFFICIAL SEAL)
	My commission expires: SEAL)

NOTICE OF DEFAULT AND ELECTION TO SELL

STEVENS-NESS LAW PUB. CO.. PORTLAND Re: Trust Deed From

.....Grantor

AFTER RECORDING RETURN TO

William M. Ganong 1151 Pine Street Klamath Falls, OR 97601 the County of Elements, Stal I KLAMATH FALLS FOREST ESTAT

gea, an beaklish froithis No SPACE RESERVED RECORDER'S USE

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County of Klamath I certify that the within instrument was received for record on the 14 day of Oct , 19.82 at .11:14. o'clock .. A.. M., and recorded in book/reel/volume No......M82..... on page 13687 or as fee/file/instrument/ microfilm/reception No. 16350 Record of Mortgages of said County.

STATE OF OREGON,

ALERY PILLS NOTHE OF DEPARTS AND ELECTION TO

Witness my hand and seal of County affixed. Evelvn