

21260

Affidavit of Publication

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3674

STATE OF OREGON,
COUNTY OF KLAMATHI, Sarah L. Parsons, Office Manager

being first duly sworn, depose and say that

I am the principal clerk of the publisher of

the Herald and Newsa newspaper of general circulation, as
defined by Chapter 193 ORS, printed and
published at Klamath Falls in the aforesaid
county and state; that the#318 Trustee's Sale-Reynoldsa printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for four~~consecutive~~ consecutive week 3 day s,
(4 insertion s) in the following issue s: —February 1, 1983February 8, 1983February 15, 1983February 22, 1983Total Cost: \$179.40Sarah L. ParsonsSubscribed and sworn to before me this 22nd
day of February 19 83John A. Kucha
Notary Public of OregonMy 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 CRAIG REYNOLDS, a single man, as grantor, to Steven A. Zamsky, as trustee, to secure certain obligations in favor of FIDELITY MORTGAGE COMPANY, INC., as beneficiary, dated August 22, 1980, recorded October 3, 1980, in the mortgage records of Klamath County, Oregon, in book No. M80 at page 19209, or as document NO. 90745, covering the following described real property situated in said county and state, to-wit: Block 78, Lot 22 of the Eighth Addition to Nimrod Park. Subject to all conditions, covenants, reservations, restrictions, easements, rights and rights of way of record and those apparent on the ground.

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: \$64.00 due December 22, 1980, and all payments due thereafter.

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: The principal amount of \$2332.02, plus interest at the rate of ten percent (10%) per annum from November 22, 1980.

An amended notice of default and election to sell and to foreclose was duly recorded November 24, 1982, in book M82 at page 15657 of said mortgage records, reference thereto hereby being expressly made.

WHEREFORE, NOTICE HEREBY IS GIVEN That the undersigned trustee will on Thursday, the 31st day of March, 1983, at the hour of 10 o'clock, A.M., Standard Time, as established by Section 107.110, Oregon Revised Statutes, at 110 North 6th, Suite 207, 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 24, 1982.
Steven A. Zamsky, Trustee
#318 Feb. 1, 8, 15, 22, 1983

STATE OF OREGON,)
County of Klamath)
Filed for record at request ofon this 10th day of March A.D. 19 83
at 1:50 o'clock P M, and duly
recorded in Vol. M83 of Mortgage
page 3674

EVELYN BROWN, County Clerk

By Sarah L. Parsons deputy

Fee \$4.00

AFTER RECORDING RETURN TO:
STEVEN A. ZAMSKY, P.C.
110 North 6th, Suite 207
Klamath Falls, OR 97601