

21515 Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

Vol. 483 Page 4142

(COPY OF NOTICE TO BE PASTED HERE)

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 and 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

#437 Trustee's Sale-Hughes

a printed copy of which is hereto annexed,

was published in the entire issue of said

newspaper for four

successive and consecutive week s times,

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

January 20, 1983

January 27, 1983

February 3, 1983

February 10, 1983

Total Cost: \$202.80

Sarah L. Parsons

Subscribed and sworn to before me this 10th
day of February 1983

Evelyn Dehn
Notary Public of Oregon

My commission expires Jan 15 1984

Return to:

CRANE & BAILEY
ATTORNEYS AT LAW
540 MAIN STREET #204
KLAMATH FALLS, OREGON 97601

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made, executed and delivered by Melani Hughes, aka Melani Bradbury, aka Shirley M. Kelly, as grantor, to Klamath County Title Company, as trustee, to secure certain obligations in favor of Motor Investment Co., as beneficiary, dated February 22, 1982, recorded February 22, 1982, in the mortgage records of Klamath County, Oregon, in book M82 at page 2239, covering the following described real property situated in said county and state, to-wit: A tract of land situated in Tract No. 33, Altamont Small Farms, more particularly described as follows: Beginning at a point in the Northernly boundary of Tract No. 33, Altamont Small Farms, said point being 214 feet distant from the Northwest corner of said tract; thence South 88°46' East along the said Northernly boundary of said tract, 107.0 feet; thence South 0°11' West 200.0 feet, more or less, to a point in the Southernly boundary of said tract; thence North 88°46' West along the said Southernly boundary of said tract, 107.0 feet; thence North 0°11' East 200.0 feet, more or less 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: Payment due June 25, 1982 and subsequent monthly payments thereafter. Also payment due under first deed of trust to Equitable Savings and Loan Association. Payment due on June 25, 1982 on this Deed of Trust is in the amount of \$371.01 and subsequent payments are in a like amount. 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:

Amount due as of November 19, 1982 \$14,435.42

A notice of default and election to sell and to foreclose was duly recorded November 19, 1982, in book M82 at page 15459 of said mortgage records, reference thereto hereby being expressly made.

WHEREFORE, NOTICE

HEREBY IS GIVEN That the undersigned trustee will on Tuesday, the 29th day of March, 1983, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at 540 Main Street, Suite 204, 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 19, 1982.
Timothy A. Bailey, Trustee
#437 Jan. 20, 27, Feb. 3, 10, 1983

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on the 17th day of March 1983
at 2:37 P. M. and duly
recorded in Vol. M83 of Mortgages
page 4142

EVELYN DEHN, County Clerk

By Sarah L. Parsons Deputy

Fee \$4.00