

25553

PROOF OF PERSONAL SERVICE OF NOTICE OF TRUSTEE'S SALE AND TRUSTEE'S INSTRUCTIONS RELATIVE THERETO

TRUSTEE'S INSTRUCTIONS to the person who serves the trustee's notice of sale hereto attached:

STATE OF OREGON, County of _____ Lane _____ ss.
I, the undersigned _____ William S. Wiley _____ successor trustee, being first duly sworn, depose, say and certify:

Reference is made to that certain trust deed executed and delivered by _____ as trustee,
ROBERT L. BUSCHMANN and SYLVIA J. BUSCHMANN, husband and wife, _____ as grantor to _____ TRANSAMERICA TITLE INSURANCE COMPANY _____ in which _____ PEOPLES MORTGAGE COMPANY, a Washington corporation** _____ is beneficiary, recorded on _____ January 8 _____, 1979, in book, M-79 at page 581** as modified by Addendum to Trust Deed recorded January 8, 1979, in Book M-79, Page 4876, covering the following described real property situate in said county: _____ Lot 8, OLD ORCHARD MANOR, in the City of Klamath Falls, in the County of Klamath, State of Oregon.

**the beneficial interest under said Deed of Trust was duly assigned of record to Housing Division, Department of Commerce, State of Oregon, by instrument recorded March 5, 1979, in Book M-79, Page 4876,

**modified by Addendum to Trust Deed recorded January 8, 1979, in Book M-79, Page 584,

A notice of default and election to sell and to foreclose said trust deed by advertisement and sale has been duly recorded in the mortgage records of said county. You hereby are directed to serve the trustee's notice of sale in said foreclosure proceedings upon the following person or persons whose interest in said described real property is stated below:

NAME OF PERSON TO BE SERVED

Donna M. Jennings
852 North Lenz Drive
Anaheim, CA 92805

NATURE OF INTEREST

One of the Beneficiaries in Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$10,000.00, which Trust Deed was dated March 26, 1981, and recorded March 27, 1981, in Book M-81, Page 5488, given by Robert Leroy Buschmann and Sylvia J. Buschmann, Grantor, William L. Sisenore, Trustee, and Town & Country Mortgage & Investment Co., Beneficiary. Said Trust Deed was assigned by instrument recorded March 27, 1981, in Book M-81, Page 5592, to Earle Fairchild and Juanita Fairchild or Donna M. Jennings.

The undersigned hereby certifies that the person or persons just named are the only persons named in subsection 1 of Section 86.750 of Oregon Revised Statutes who now occupy said real property. The word "trustee" as used in this affidavit means and includes any successor-trustee to the trustee named in the trust deed first mentioned above.

Subscribed and sworn to before me this _____ day of _____ 19.83

25th

day of March

19.83

Donna M. McMillan
Notary Public for Oregon
My commission expires: 8/16/86

(OFFICIAL SEAL)

STATE OF OREGON, County of _____

PROOF OF SERVICE

10897

I, _____, ss.

_____, being first duly sworn, depose, say and certify that:
At all times hereinafter mentioned I was and now am a resident of the State of Oregon, a competent person over the age of twenty-one years and not the beneficiary or his successor in interest or the trustee or successor-trustee or the attorney for any of them, or a party to the foreclosure proceeding described in the attached original notice of sale given under the terms of that certain trust deed described in said notice;

I personally served the attached notice of sale within the County of _____, Oregon, on _____, 19_____, by personally delivering a true copy of said notice of sale, certified to be such by the attorney for the trustee named in said notice, to _____ and to each of them (if an individual) personally and in person. If any of the persons so served is a corporation, said service was made by the delivery of such true copy of said notice so certified, to _____

The said service of said notice of sale was fully completed more than 120 days prior to the day fixed in said notice by said trustee for the trustee's sale. Each of the persons so served by me is the identical person named in the trustee's certificate immediately preceding this affidavit.

STATE OF OREGON, County of _____

_____, ss.
Personally appeared the above named _____, 19_____, who subscribed and swore to the foregoing affidavit and acknowledged the foregoing instrument to be his voluntary act and deed.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon
My commission expires _____

TRUSTEE'S INSTRUCTIONS AND
PROOF OF SERVICE OF NOTICE
OF TRUSTEE'S SALE
(FORM No. 8908)

RE: Trust Deed from
Robert L. Buschmann and
Sylvia J. Buschmann

Grantor
Transamerica Title Insurance
Company

Trustee

AFTER RECORDING RETURN TO
William S. Wiley
Attorney at Law
P. O. Box 1147
Eugene, OR 97420

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON

County of _____ } ss.

I certify that the within instrument was received for record on the _____ day of _____, 19_____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____ Record of Mortgages of said County. Witness my hand and seal of County affixed.

By _____ Title
Deputy

10897

IN THE _____ COURT OF THE
JUDICIAL DISTRICT, COUNTY OF _____
STATE OF OREGON

10898

RE:

ROBERT & SYLVIA BUSHCHMANN

vs.

Plaintiff

Defendant

No. _____

AFFIDAVIT OF SERVICE OF

CERTIFIED PROOF OF PERSONAL SERVICE OF NOTICE
OF TRUSTEE'S SALE AND TRUSTEE'S INSTRUCTIONS
RELATIVE THERETO; TRUSTEE'S NOTICE OF SALE

SHERIFF'S OFFICE
COUNTY OF ORANGE
STATE OF CALIFORNIA }

J. Boyer

_____, being first duly sworn, deposes and says: That he/she is a duly appointed,
qualified and acting Deputy Sheriff of the County of Orange, in the State of California, that he/she is and at all times herein
mentioned was over the age of twenty-one years, not a party to or in any way interested in the above entitled action, and
competent to be a witness therein, and that on the 31st day of March, 19 83,
he/she received a copy of the above described document(s) in the above entitled action, and that on the 1st day of
April, 19 83, at 1618 hours, within the County of Orange, he/she served on
DONNA JENNINGS, 852 N. Lenz Drive, Anaheim, CA

Defendant(s) named in said action, personally, said copy of the document(s) by delivering to and leaving them with said
person(s). At the time of service, the person(s) served identified him/herself as the recipient(s) named herein.
ADDITIONAL INFORMATION: _____

Sheriff's Fees \$14.00

Notary 2.00

J. Boyer
J. Boyer,

Deputy/rj

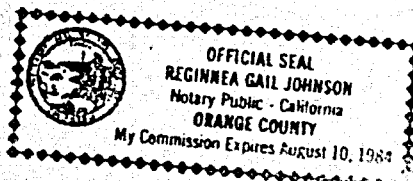
Subscribed and sworn to before me

this 6th day of April, 19 83.

Reginnea Gail Johnson

Notary Public in and for said County and State.

FD-680-254(S) (8/81)



10899

TRUSTEE'S NOTICE OF SALE

09201

Reference is made to that certain trust deed made, executed and delivered by ROBERT L. BUSCHMANN and SYLVIA J. BUSCHMANN, husband and wife, TRANSAMERICA TITLE INSURANCE COMPANY as grantor, to PEOPLES MORTGAGE COMPANY, a Washington corporation** as trustee, to secure certain obligations in favor of January 3, 1979, recorded January 8, 1979, in the mortgage records of Klamath County, Oregon, in book _____ No. M-79 at page 581*** XXXX

property situated in said county and state, to-wit:

Lot 8, Old Enclosure _____, covering the following described real

the beneficial interest under said Deed of Trust was duly assigned of record to Housing Division, Department of Commerce, State of Oregon, by instrument recorded March 5, 1979, in Book M-79, Page 4876,

Both the beneficiary and the trustee have elected to nullify

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:

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:

A notice of default and action to sell and to foreclose was duly recorded March 1, 1983, in book M-83 at page 3073 of said mortgage records, reference thereto hereby being expressly made. WHEREFORE, NOTICE HEREBY IS GIVEN That the undersigned

WHEREFORE, NOTICE HEREBY IS GIVEN That the undersigned trustee will on Friday, the 29th day of July, 1983, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at main door of the Klamath County Cths., 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 Eugene

WILLIAM S. WILEY

Successor Trustee

P. O. Box 1147, Eugene, OR 97440

State of Oregon, County of Lane

I, the undersigned, certify that I am the attorney or one of the attorneys for the above named trustee; that I have carefully compared the foregoing copy of trustee's notice of sale with the original thereof and that the foregoing is a true, correct and exact copy of the original trustee's notice of sale and of the whole thereof.

DATED at Eugene

William S. Wiley Attorney for said Trustee
P. O. Box 1147, Eugene, OR 97440

10833

10900

STATE OF OREGON,
County of Klamath)
Filed for record at request of

On this 9 day of July A.D. 19 83
at 3:47 o'clock P M, and duly
recorded in Vol. M 83 of mtges
Page 10896
EVELYN BIEHN, County Clerk
By [Signature] Deputy
Fee 20.00

MAR 31 8 19 83
SHERIFF GATES
ORANGE COUNTY, CALIF.