27975	1	Vol. M	13 Page 15	313 🖑
	NOTICE OF DEFAULT AND	ELECTION TO SELL	ruge	
Reference is made to that	at certain trust deed made by	Richard L. You	ng and	
Donna D. Youn The Bank	ng of Milwaukie litcorp, an Oregon cc ,1982, recorded October		, i	as grantor, to
in favor of U.S. Cred	litcorp, an Oregon co	orporation	я	, as trustee, s heneficiary
dated October 1	, 1982 , recorded October	c 6, 19	82, in the more	film ge records of
KlamathCo	ounty, Oregon, in‱🗱 🚧 volu	1me No. <u>M82</u>	at page13356	, or XaX
xke/Hke/insenkerke/Hke/insenkerke/ property situated in said county	A and state to wit:	K (indicate which), cove	ring the following o	described real

FORM No. 884-NOTICE OF DEFAULT AND ELECTION TO SELL- Oregon Trust Deed S

12091

ENS-NESS LAW PUBLISHING CO

PORTLAND, OREGON \$720

Lot 26 in Block 6 of TRACT 1035, GATEWOOD, 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; 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 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:

\$272.44 due on November 6, 1982, and on the 6th day of each month thereafter, until default is cured or property is sold; plus late fees of \$54.48; plus the sum of \$3,790.00 advanced by beneficiary

to senior lienholder, plus the sum of \$3,790.00 advanced by beneficiary per month thereafter.

per month thereafter. By 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:

\$17,498.00, plus interest thereon at the rate of 17.25% per annum from October 1, 1982, until paid; plus late fees of \$54.48; plus the sum of \$3,790.00 advanced by beneficiary for payment to senior lienholder, plus payments of \$340.00 per month thereafter to senior lienholder.

Said sale will be held at the hour of ...1:00 o'clock, P. M., Standard Time as established by Section 187.110 of Oregon Revised Statutes on January 26 , 19.84, at the following place: Front door of the Klamath County Courthouse in the City of Klamath Falls, County of Klamath State of Oregon, which is the hour, date and place fixed by the trustee for said sale.

3

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, except:

15314

NAME AND LAST KNOWN ADDRESS NATURE OF RIGHT, LIEN OR INTEREST

None

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), to-for said sale.

In construing this notice, 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 persons owing an obligation, the performance of which is secured by said trust deed, the words "trustee" and "beneficiary" include their respective successors in interest, if any.

DATED Septembor 7			and M.	ling
DATED: September 7	, 198	E Frank R.	Alley, III	
(If the signer of the above is a corporation, use the form of acknowledgment opposite.)	(0)5	Trustee (Succe	XXXXXXXX (	(State which)
STATE OF OREGON, County of Jackson September 7, 19.83. Personally appeared the above named Frank R. Alley, III and acknowledged the foregoing instrument to be his voluntery act and deed. (OFFICIAN SEAL) Notary Rublic for Oregon Mit commission expires: 2-26	•	Personally app who, being duly sworr of a corporation, and th corporate seal of said sealed in behalf of	eared a, did say that he is the at the seal affixed to the forego corporation and that said instru- id corporation by authority of i l instrument to be its voluntary of	ing instrument is the
	5-84	My commission expires		SEAL)
NOTICE OF DEFAULT AND ELECTION TO SELL (FORM No. 884) STEVENS-NESS LAW FUB. CO., PORTLAND, OR.			STATE OF OREGON County ofKlamat I certify that t	h = ss.
Re: Trust Deed From YOUNG, Richard L. YOUNG, Donna D. Grantor To THE BANK OF MILWAUKIE AFTER RECORDING RETURN TO FROM		PACE RESERVED FOR ECORDER'S USE	ment was received fo 	ber, 19.83, .M., and recorded o
Frank R. Alley, III P.O. Box 1746 Medford, OR 97501			Evelyn Biehn NAME By Jeruetla Ag	County Clerk

Fee \$8.00