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TRUSTEE'S NOTICE OF SALE

Vol. M83 Page 18790

Reference is made to that certain trust deed made by JODY ANNE OPPEGARD, as grantor, to

WILLIAM L. SISEMORE

in favor of CERTIFIED MORTGAGE CO., an Oregon Corporation

dated December 3, 1982, recorded December 6, 1982, in the mortgage records of

Klamath County, Oregon, in book/record No. M82 at page 17174,

covering the following described real property situated in said county and state, to-wit: (Beneficiary's interest thereafter assigned by instrument recorded Dec. 6, 1982, in Book M82 at page 17176)

Lot 30, CASITAS, in the County of Klamath, State of Oregon.

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and a notice of default has been recorded pursuant to Section 86.735(3) of Oregon Revised Statutes; the default for which the foreclosure is made is grantor's failure to pay when due the following sums:

\$30.00 due April 3, 1983; \$30.00 due May 3, 1983; and
 \$2030.00 due June 3, 1983.
 And failure to make payments due on a prior trust deed.

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:

\$2,000.00, plus interest from March 3, 1983; and
 \$6,000.00, plus interest from March 3, 1983, on the prior trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will on November 3, 1983, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at Room 204, 540 Main Street

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 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 five days before the date set 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 person 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 June 24, 1983.

Th. B. O.
 Successor Trustee

State of Oregon, County of Klamath, ss:

I, the undersigned, certify that I am the attorney or one of the attorneys for the above named trustee and that the foregoing is a complete and exact copy of the original trustee's notice of sale.

Attorney for said Trustee

If the foregoing is a copy to be served pursuant to ORS 86.740(2) or ORS 86.750(1), fill in opposite the name and address of party to be served.

SERVE:

STATE OF OREGON

PROOF OF SERVICE

18791

I hereby certify and swear that at all times herein mentioned I was and now am a competent person 18 years of age or older and a resident of the state wherein the service hereinafter set forth was made; that I am not the beneficiary or trustee named in the original trustee's Notice of Sale attached hereto, nor the successor of either, nor an officer, director, employee or attorney for the beneficiary or trustee, or successor of either, corporate or otherwise.

I made service of the attached original Trustee's Notice of Sale upon the individuals and other legal entities to be served, named below, by delivering true copies of said Notice of Sale certified to be such by the attorney for the trustee or successor trustee, as follows:

Upon JODY ANN OPPEGARD
at 4426 Altamont, Klamath Falls, Ore. 97601, by delivering such true copy to him/her, personally and in person,
on June 29, 1983, at 3:35 o'clock P.M.

Substituted Service Upon Individual(s)
Upon _____, by delivering such true copy to him/her, personally and in person,
on _____, 19____, at _____ o'clock _____ M.
or usual place of abode, to-wit: _____, by delivering such true copy at his/her dwelling house
to _____, who is a person over the
age of 14 years and a member of the household of the person served on _____, 19____, at _____ o'clock _____ M.

Office Service Upon Individual(s)
Upon _____, by delivering such true copy at his/her dwelling house
to _____, who is a person over the
age of 14 years and a member of the household of the person served on _____, 19____, at _____ o'clock _____ M.
business at _____, at the office which he/she maintains for the conduct of
by leaving such true copy with _____, the person who
is apparently in charge, on _____, 19____, during normal working hours, at to-wit: _____ o'clock _____ M.

Service on Corporations, Limited Partnerships or Unincorporated Associations Subject to Suit Under a Common Name
Upon (NAME OF CORPORATION, LIMITED PARTNERSHIP, ETC.)
(a) delivering such true copy, personally and in person, to _____, by
* _____, who is a/the
(b) leaving such true copy with _____, the person who is apparently in charge of the
office of _____, on _____, 19____, at _____ o'clock _____ M.
* Specify registered agent, officer (by title), director, general partner, managing agent.

Service Upon State of Oregon
Upon the State of Oregon by leaving such true copy with _____, a deputy/
clerk (delete word inapplicable) at the office of the Attorney General on _____, 19____, at _____ o'clock _____ M.

Service Upon Public Bodies
Upon _____, by
(a) serving such true copy, personally and in person on _____, who is the
* _____, there of, OR
(b) leaving such true copy with _____, who is a/the *
* Specify director, managing agent, clerk, secretary

FURTHER, if such public body is a county, I served an additional true copy of the Notice of Sale upon _____, on _____, 19____, at _____ o'clock _____ M.
at _____, who is the district attorney for the county, by
(a) delivering such true copy, personally and in person, to said district attorney, OR (b) leaving such true copy with
the person who is apparently in charge of the district attorney's office,
on _____, 19____, at _____ o'clock _____ M.

EAC. OF THE PERSONS, FIRMS AND CORPORATIONS SERVED BY ME IS THE IDENTICAL PERSON, FIRM OR
CORPORATION NAMED IN THE TRUSTEE'S INSTRUCTIONS TO ME IN CONNECTION HEREWITH.
Service cannot be made upon _____ after reasonable efforts to do so have been made;
I attempted to make service by _____

Subscribed and sworn to before me this _____ day of _____, 19____.

Notary Public for Oregon
My commission expires _____

(SEAL)

PUBLISHER'S NOTE: ORS 86.740(2) requires that the Notice of Sale be served in the manner in which a summons is served pursuant to Oregon Rules of Civil Procedure 7 D. (2) and 7 D. (3). The Proof of Service above contains most, but not all, of the methods of service. For example, this form does not include proof of service upon a minor or incapacitated person. See ORCP 7 D. (2) and 7 D. (3) for complete service methods on particular parties.

Affidavit of Publication

18792

STATE OF OREGON,
COUNTY OF KLAMATH

SS.

(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

#194 Trustee's Sale-Oppegard

a printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for four

successive and consecutive week s ~~days~~

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

Sept. 8, 1983

Sept. 15, 1983

Sept. 22, 1983

Sept. 29, 1983

Total Cost: \$156.00

Sarah L. Parsons

Subscribed and sworn to before me this 29th
day of September 1983

Leta Backa
Notary Public of Oregon

My commission expires Jan 15 1986

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by JODY ANNE OPPEGARD, as grantor, to WILLIAM L. SISEMORE, as trustee, in favor of CERTIFIED MORTGAGE CO., an Oregon Corporation, as beneficiary, dated December 3, 1982, recorded December 6, 1982, in the mortgage records of Klamath County, Oregon, in book No. M82 at page 17174, covering the following described real property situated in said county and state, to-wit: (Beneficiary's interest hereafter assigned by instrument recorded Dec. 6, 1983, in Book M82 at page 17176)

Lot 30, CASTIAS, in the County of Klamath, State of Oregon.

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and a notice of default has been recorded pursuant to Section 86.735(3) of Oregon Revised Statutes; the default for which the foreclosure is made is grantor's failure to pay when due the following sums:

\$30.00 due April 3, 1983; \$30.00 due May 3, 1983; and \$2030.00 due June 3, 1983. And failure to make payments due on a prior trust deed.

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:

\$2,000.00, plus interest from March 3, 1983; and \$4,000.00, plus interest from March 3, 1983, on the prior trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will on November 3, 1983, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at Room 204, 540 Main Street, 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 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 five days before the date set 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 person 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 June 24, 1983
Timothy A. Bailey
Successor Trustee

#194 Sept. 8, 15, 22, 29, 1983

18793

AFFIDAVIT OF MAILING NOTICE OF SALE TO GRANTOR,
SUCCESSOR IN INTEREST TO GRANTOR AND PERSON REQUESTING NOTICE

STATE OF OREGON, County of Klamath, ss:

I, Timothy A. Bailey,

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 eighteen years and not the beneficiary or his successor in interest named in the attached original
notice of sale given under the terms of that certain trust deed described in said notice.
I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy thereof
by registered or certified mail to each of the following named persons at their respective last known addresses, to-wit:

NAME

ADDRESS

Jody Anne Oppegard

4426 Altamont
Klamath Falls, Or. 97601

Said persons include the grantor in the trust deed, any successor in interest to the grantor whose interest
appears of record or of whose interest the trustee or the beneficiary has actual notice, and any person requesting
notice as provided in ORS 86.785.

Each of the notices so mailed was certified to be a true copy of the original notice of sale by
William L. Sisemore, attorney for the trustee named in said notice; each such
copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United
States post office at Klamath Falls, Oregon, on June 29, 1983. Each of said notices
was mailed after the notice of default and election to sell described in said notice of sale was recorded and at least
120 days before the day fixed in said notice by the trustee for the trustee's sale.
As used herein, the singular includes the plural, trustee includes successor trustee, and person includes corpo-
ration and any other legal or commercial entity.

Subscribed, and sworn to before me this 29 day of June, 1983.

Notary Public for Oregon. My commission expires 2-5-85.

PUBLISHER'S NOTE: An original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF
SALE TO GRANTOR, SUCCESSOR IN INTEREST TO
GRANTOR, AND PERSON REQUESTING NOTICE

RE: Trust Deed from

Grantor

TO

Trustee

AFTER RECORDING RETURN TO

William L. Sisemore
540 Main St.,
Klamath Falls, Or. 97601

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument
was received for record on the 31st day
of October, 1983
at 4:39 o'clock P.M., and recorded
in book/reel/volume No. 18790 on
page 18790 or as fee/file/instru-
ment/microfilm/reception No. 30076,
Record of Mortgages of said County.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
NAME
By Pam Smith TITLE
Deputy

Fee: \$16.00