

31513

Vol. 183 Page 21225AFFIDAVIT OF MAILING NOTICE OF SALE TO GRANTOR,
SUCCESSOR IN INTEREST TO GRANTOR AND PERSON REQUESTING NOTICESTATE OF OREGON, County of Marion, ss:I, Neal H. Bell, 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

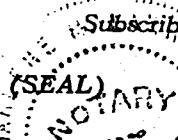
Rick F. Marlin
Maureen G. Marlin

P. O. Box 134
Midland, OR 97634

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 Neal H. Bell, 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 Stayton, Oregon, on July 15, 19 83. 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 corporation and any other legal or commercial entity.

Subscribed and sworn to before me this 12 day of December, 19 83Notary Public for Oregon. My commission expires 4-25-86

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

RICK F. MARLIN and
MAUREEN G. MARLIN

Grantor

TO
NEAL H. BELL

Trustee

AFTER RECORDING RETURN TO

Neal H. Bell
BELL & BELL
Post Office Box 497
Stayton, OR 97383

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

STATE OF OREGON,

County of Marion, ss.

I certify that the within instrument was received for record on the 12 day of December, 19 83, at 1:00 o'clock P.M., and recorded in book/reel/volume No. 183 on page 21225 or as fee/file/instrument/microfilm/reception No. 183-21225, Record of Mortgages of said County.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Darlene M. Lawrence Deputy

TRUSTEE'S NOTICE OF SALE

21226

Reference is made to that certain trust deed made by G. MARLIN, husband and wife, as grantor, to
NEAL H. BELL, as trustee,
in favor of PACIFIC WEST MORTGAGE CO., an Oregon corporation, as beneficiary,
dated March 2, 1983, recorded March 7, 1983, in the mortgage records of
Klamath County, Oregon, in book/reel/volume No. M83, at page 3448, or as
fee/file/instrument/microfilm/reception No. _____, covering the following described real
property situated in said county and state, to-wit:
(see attached Exhibit A)

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:

- \$136.33 due on May 7, 1983
- \$136.33 due on June 7, 1983
- \$136.33 due on July 7, 1983

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:

- \$9,500.00, together with interest thereon
- from April 19, 1983 at the rate of 12% per annum, until paid; plus
- trustee's fees, attorney's fees, foreclosure costs and any sums ad-
- vanced by the beneficiary pursuant to the terms of said trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will on December 15, 1983,
at the hour of 10:15 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes,
at Klamath County Courthouse, front steps, 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 of 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 obli-
gation, the performance of which is secured by said trust deed; the words "trustee" and "beneficiary" include their
respective successors in interest, if any.

DATED July 15, 1983.

State of Oregon, County of Marion, 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.

Neal H. Bell
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.

Attorney for said Trustee
SERVE: _____

21227

EXHIBIT A

A portion of Lot 1, Block 65, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, described as follows: Beginning at a point on the Southerly line of 9th Street 104 feet Northwest from the Southeasterly (or most Easterly) corner of Lot 1, Block 65, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS; thence Southwesterly and parallel with Grant (formerly Franklin) Street 86 feet; thence Northeasterly parallel with 9th Street 50 feet; thence Southeasterly along Southerly line of Grant Street 86 feet; thence Southeasterly parallel with said Grant Street 50 feet to the place of beginning.

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 13th day of Dec. A.D. 19 83
at 10:39 o'clock A M, and duly
recorded in Vol. M83 of Mortgages
page 21225

EVELYN BIEHN, County Clerk

By L. M. Smith Deputy

Fee 12.00