

31950

NOTICE OF DEFAULT AND ELECTION TO SELL Vol. MB Page 22138

Reference is made to that certain trust deed made by PHILLIP GRAHAM CROW and LORI DAWN CROW, husband and wife, WILLIAM L. SISEMORE, in favor of KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, dated December 21, 1978, recorded December 22, 1978, in the mortgage records of Klamath County, Oregon, in book/reel/volume No. M78 at page 29587, covering the following described real property situated in said county and state, to-wit: (re-recorded Jan. 18, 1979 in Book M-79 at page 1506) Lot 4, Block 16, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

DEC 27 PM 3 20

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:

\$526.00 due July 20, 1983, and a like amount on the 20th day of each 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:

\$44,128.49, plus interest.

Notice hereby is given that the beneficiary and trustee, by reason of said default, have elected and do hereby elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to 86.795, and to cause to be sold at public auction to the highest bidder for cash the interest in the said described property which the grantor had, or had the power to convey, at the time of the execution by him of the trust deed, together with any interest the grantor or his successors in interest acquired after the execution of the trust deed, to satisfy the obligations secured by said trust deed and the expenses of the sale, including the compensations of the trustee as provided by law, and the reasonable fees of trustee's attorneys. Said sale will be held at the hour of 10:00 o'clock, A.M., Standard Time as established by Section 187.110 of Oregon Revised Statutes on May 8, 1984, at the following place: Room 204, 540 Main Street, Klamath, State of Oregon, which is the hour, date and place fixed by the trustee for said sale.

NATURE OF RIGHT, LIEN OR INTEREST

NAME AND LAST KNOWN ADDRESS

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 for said sale.

In construing this notice, the masculine gender includes the feminine and the plural, the word "grantor" includes any successor in interest, and the word "obligor" includes any obligor, and the word "performance of which" includes the performance of which the respective parties are bound.

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: December 27, 1983

William J. Miller

DATED: _____ **December 27** _____, 1983.

(If the signer of the above is a corporation,
use the form of acknowledgment opposite.)

Trustee

Характеристики

Rechnungsabgrenzung

STATE OF OREGON.

County of Klamath

December 27, 1983

December 27, 1983
Personally appeared the above named
William J. ...

William L. Sisemore

and acknowledged the foregoing instrument to be
his voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 2-5-85

(ORS 93.490)

STATE OF OREGON, County of

Personally appeared

who, being duly sworn, did say that he is the

of a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and acknowledged said instrument to be its voluntary act and deed.

Before me:

Before me:

Notary Public for Oregon
My comm.:

(OFFICIAL
SEAL)

**NOTICE OF DEFAULT AND
ELECTION TO SELL**
(FORM N)

(FORM No. 884)

STEVENS-NESS LAW PUB. CO., PORTLAND, OR.

Re: Trust Deed From

Grantor

To

Trustee

11: AFTER RECORDING RETURN TO

William L. Sisemore
540 1st St.

100 Main Street
Klamath Falls, Or. 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath

I certify that the within instrument was received for record on the 27th day of December, 1983, at 3:20 o'clock P. M., and recorded in book/reel/volume No. M83 page 22138 or as fee/file/instrument/Record of Mortgages of said County. 31950
Witness my hand and seal this 27th day of December, 1983.

County affixed.

Evelyn Biehn County Clerk
NAME TITLE
By Bernetha Delich Deputy
00

Fee \$8.00