OF KLAMATH FALLS. OR STOOT 1151 PINE STREET ATTORNEY AT LAW

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KLAMATH FALLS OR STEET		TO SEL	l.	
1151 PINE STREET	NOTICE OF DEFAULT AND	ELECTION	CENAULT and	
A LTODAGE WANDAM		KICIMIL		., as grantor, to
WILLIAM A CONT	ertain trust deed made by			beneficiary,
Reference is made to that of MALLIE K. ARSENAULT WILLIAM L. CERTIFIED MO. in favor of January 21 dated January 21 ta/file/instrument/microfilm/	NOTICE OF DEFAULT AND certain trust deed made by SISEMORE RTGAGE COMPANY Janu			rtgage records of
MALLIE WILLIAM L.	RTGAGE COMPANY	iary 22	2 at page	or as
CERTIFIED NO.	19.82., recorded	volume No	b) covering the follow	ing described
dated ch	unty, Oregon, in book/reel/	(indicate which	11), 00.	
william L. in favor of CERTIFIED MO dated Klamath County fee/file/instrument/microfilm/	reception No.	. 140	ining said Lot 3	, r ₀ 115,
fee/file/instrument/	and state, 12 feet	of Lot 2, adju	City of Klamath	rall
fee/file/instrument/microfilm/ property situated in said county	reception No	FALLS, III C.		

All of Lot 3 and the Southwesterly 12 reet of Lot 2, adjoining said Lot 3, all in Block 12, FIRST ADDITION TO KLAMATH FALLS, in the City of Klamath Falls, All of Lot 3 and the Southwesterly 12 feet of in the County of Klamath, State of Oregon.

The undersigned hereby certifies that no assignments of the trust deed by the trustee or by the beneficiary The undersigned hereby certifies that no assignments of the trust deed by the trustee or by the benericiary

and no appointments of a successor-trustee have been made except as recorded in the mortgage records of the county

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are a county and a county are a county and a county are a county as a county are a county as a county are a count and no appointments of a successor-trustee have been made except as recorded in the mortgage records of the country or counties in which the above described real property is situate; further, that no action, suit or proceeding has been or countries in which the above described real property is situate; further, that no action, suit or proceeding has been action or instituted to recover the debt or any part thereof now remaining secured by the said trust dead or if such action or instituted to recover the debt or any part thereof. 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 instituted.

ding 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 there is a default by the grantor or other person owing an obligation, the performance of which is secured by there is a default by the grantor or other person owing an obligation, the performance of which is secured by there is no other person owing an obligation, the performance of which is secured by there is a default by the grantor or other person owing an obligation, the performance of which is secured by there is a default by the grantor or other person owing an obligation, the performance of which is secured by the grantor or other person owing an obligation, the performance of which is secured by the grantor or other person owing an obligation, the performance of which is secured by the grantor or other person owing an obligation, the performance of which is secured by the grantor or other person owing an obligation, the performance of which is secured by the grantor or other person owing an obligation. I nere 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 foreelessure is made is fronter's failure to now when due the following proceeding has been instituted, such action or proceeding has been dismissed. 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:

Monthly installment payments in the sum of \$245.98 each which were due and payable monthly installment payments in the sum of \$243.70 each which were due and payable on November 21, and December 21, 1983, and January 21 and February 21, 1984: together

By reason of said default, the beneficiary has declared all obligations secured by said trust deed immediately with late charges in the amount of \$39.36.

The principal sum of \$15,137.50 together with interest thereon at the due and payable, said sums being the following, to-wit: rate of 19.5% per annum from October 21, 1983, until paid; together

with late payment charges in the amount of \$39.36.

NOTE: The above said beneficiary has appointed William M. Ganong, Attorney at Law, 1151 Pine Street, Klamath Falls, Oregon 97601 as Successor Trustee.

Notice hereby is given that the beneficiary and trustee, by reason of said default, have elected and do hereby to formalize and by advantagement and safe agreement to Oradon Pauland Statistics Sections 86 705 to Notice nereby is given that the beneficiary and trustee, by reason of said default, have elected and an nereby elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised in the said described properties and the said described properties to the sold at public attributes and the said described properties to the sold at public attributes at the said described properties to the sold at public attributes at the said described properties to the sold at public attributes at the said described properties at the said described prop elect to toreclose said trust deed by advertisement and sale pursuant to Uregon Revised Statutes Sections 80.703 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 frantor had or had the power to convey at the time of the assertion by him of the trust deed to dether 80.793, and to cause to be sold at public auction to the highest bidder for each 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, to eatisfy the with any interest the drantor or his successors in interest acquired after the execution of the trust deed, to eatisfy the erty which the grantor had, or had the power to convey, at the time of the execution by him of the trust deed, to satisfy the with any interest the grantor or his successors in interest acquired after the execution of the trust deed, to satisfy the 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 expanses of the sale including the companion of the trust deed, and the expanses of the sale including the companion of the trust deed, to satisfy the obligations secured by said trust deed and the expanses of the sale including the companion of the trust deed, to satisfy the obligations secured by said trust deed and the expanses of the sale including the companion of the trust deed, to satisfy the obligations secured by said trust deed and the expanses of the sale including the companion of the trust deed, to satisfy the obligations secured by said trust deed and the expanses of the sale including the companion of the trust deed. 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 rescondile fees of trustee's attorneys

vided by law, and the reasonable fees of trustee's attorneys.

Note that the following place:

Note that the following place: State of Oregon, which is the hour, date and place fixed by the trustee for said sale.

Other than as shown of record, neither the said beneficiary nor the said trustee has any actual notice of any per-Son having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the in possession of a community the argument upon or interest in the real property nereinabove described subsequent to the in possession of a community the argument.

NATURE OF RIGHT, LIEN OR INTEREST

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), toamount then due (other than such portion of said principal as would not then be due had no delaunt occurred), to-

In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes the In construing this nonce, the masculine gender includes the reminine 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 obstantial of which is secured by said trust deed, the words "trustee" and "beneficiary" include their ligation, the performance of which is secured by said trust deed, the words "trustee"

DATED For	ch is secured	by spin	to the grantor as well as any ced, the words "trustee" and William M. W.	the .
DATED: February 21 (If the signer of the above is a corporation	t any.	said trust de	eed, the word well as any	sthe singular includes
D. Tebruary 21			"trustee" and	ther persons owing an
(If the signer of the above is a corporation, use the form of acknowledgment opposite)		0 84		beneficiary" includ
Use the form of acknowledgment opposite.]	, 13	904	William M. Ganong, Su Trustee Benetic	7 melude t
			M. Ganon	anun
OF OPPO-			Trustee Sallong, Su	ccessor
		IORS 93.490)	Beneficiary	rustee
County of Klamath February 21	?			
reoruary 21) ss.	STATE OF	05-	O Courte Which
	,		OREGON, County of	
William M. Ganong and acknowledged the foregoing instrumer.	···			
and acknowledged the foregoing instruments. his voluntary act and deed.	u	Person	nally appeared) ••
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his voluntary act and deed.	********	of	nally appeared	
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COMP	1	Ar		ary act and deed.
My commission expires: 8	22-84	"Urary Publication	**********	
NO Manual D	- 67	My commission e	This	•••
My CO OF DEPATE	1		-pires:	(OFFICIAL
MOPICE OF DEPAULT AND My CommELECTION TO SELL STEVENS-NEED-WY PUR CON AUGUST OF THE PROPERTY	-			SEAL)
STEVEN NE TRUE	11			
Ro. 7 PUB. COT 2 P.	11		STATEOR	
Re: Trust Deed From			Committee	N
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***************************************			ment was received to at 2:36	the within inser-
			27th day of T	or record a
To Grantor	· · · .		at 2:36 0 e ha	ing in
	SPA	ACE RESERVED	at 2:36 o'clock?	M 1984,
***************************************	REC	FOR	at2:36 o'clock? in book/reel/volume N page 3061 or as fee,	, and recorded
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AFTER RECORDING RETURN TO			microfilm/recent	file/instrument/
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ATTORNEY AT LAW			w:	Said C-
1754 Pag. 2 ' ' LAW			County tillness my har	od - County.
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