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NOTICE OF DEFAULT AND ELECTION TO SELL

Reference is made to that certain trust deed made by

TRANSAMERICA TITLE INSURANCE COMPANY
in favor of RUBY I. NELSON
dated September 12
Klamath County, Oregon, in book/reel/volume No. M-80, 1980, in the mortgage records of
fee/file/instrument/microfilm/reception No. _____, at page 17362, or as
property situated in said county and state, to-wit: (indicate which), covering the following described real

A portion of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 10, Township 39 South, Range 9 East
of the Willamette Meridian, in the County of Klamath, State of Oregon, more
particularly described as follows:
Beginning at a point on the Westerly line of Summers Lane which is South 89°26' West
a distance of 30 feet and South 1°12' East a distance of 175.2 feet from the section
corner common to Sections 2, 3, 10 and 11 of said Township and range for the true
point of beginning; thence continuing along the Westerly line of Summers Lane, South
1°12' East a distance of 72.5 feet; running thence South 89°26' West a distance of
240 feet; thence North 1°12' West a distance of 72.5 feet; thence North 89°26' East
240 feet; more or less, to the point of beginning.

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: Monthly installment payments in the amount of \$350.00 each which were due and
payable from January 12, 1984, to date. Together with delinquent taxes in the sum
of \$532.51, plus interest for 1982-83 and \$613.07, plus interest for 1983-84.

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:
The principal sum of \$38,311.74, together with interest at the rate of 10% per annum
from December 12, 1983 until paid. Together with delinquent taxes in the sum of
\$532.51, plus interest for 1982-83 and \$613.07, plus interest for 1983-84.

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 prop-
erty 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 pro-
vided 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 February 5, 1985, at the following place: Front entrance
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.

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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:

NAME AND LAST KNOWN ADDRESS
 Art Meza and Jamie L. Meza
 3070 Summers Lane
 Klamath Falls, OR 97603

NATURE OF RIGHT, LIEN OR INTEREST
 Successors in interest to Grantor

2. Carter-Jones Collection Service
 1143 Pine Street
 Klamath Falls, OR 97601

Judgment against Art Meza and Jamie Meza in the amount of \$573.44, plus interest, entered May 21, 1984.

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 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: August 24, 1984

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

STATE OF OREGON

County of: Klamath

August 24, 1984

Personally appeared the above named

D. L. HOOTS

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 5-17-85

Trustee

Reckless

(State which)

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.

Notary Public for Oregon

My commission expires

(OFFICIAL SEAL)

NOTICE OF DEFAULT AND ELECTION TO SELL

Re: Trust Deed From

DAVID EUGENE CARMICHAEL

Grantor

TRANSAMERICA TITLE INSURANCE COMPANY

Trustee

AFTER RECORDING RETURN TO

D. L. HOOTS
 2261 S. 6th Street, #2
 Klamath Falls, OR 97601

STATE OF OREGON, County of Klamath

I certify that the within instrument was received for record on the 29 day of August, 1984, at 10:18 o'clock AM, and recorded in book/reel/volume No. M84 on page 14963 or as fee/file/instrument/Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Deputy

Fee: \$8.00 Index: \$1.00

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