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Klamath Falls, Or. 97601 46781

NOTICE OF DEFAULT AND ELECTION TO SELL

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TIEB BECOMBING BELDEN ID Reference is made to that certain trust deed made by MICHAEL W. WILSON and LINDA M. WILSON. too the following described real (and the following described real property situated in said county and state, to-wit: A tract of land in the NE NE of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly_described as follows:

Beginning at an iron pin which lies North 89°40! East along the forty line a distance of 30.0 feet from the iron pin which marks the intersection of 4th Avenue and 4th Street of Altamont Acres, which point of intersection is also the Southwest corner of the NE% of the NE of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence; continuing North 89°40' East a distance of 490.00 feet to an iron pin; thence North 1°02' West a distance of 88.9 feet to an iron pin; thence South 89°40' West a distance of 490.00 feet to an iron pin; thence South 1°02' East a distance of 88.9 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM the Easterly 245.00 feet as measured along the Northerly boundary and the Southerly boundary as conveyed in Warranty Deed recorded in Vol. M81, page 16150, Microfilm Records of Klamath County, Oregon.

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 greater amobioant

\$442.00 due August 1; 1984, and a like amount due on the 1st day of each month thereafter until January 1; 1985. \$476.00 due January 1, 1985, and a like amount due on the 1st day of userous the toricleach month thereaftery and time dood the bolds time for any years and time

planed, the word "grantor", includes new successor in interest in the granter as well as our other presents with so ab 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:

gether with costs and drustee's and afformer's fees as provided by last, at any time prior to live days belon the date suicons (per que\$41;184:38; uplus interest and late charges; (per pe and no request courses) (ohave the torrefusing proceeding dismissed and the trust deed rejustated by payment to the bestie the outer Notice is butther given that any person named in Section 80,160 of Gregon Revised States has the right to

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 pro-

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

Said sale will be held at the hour of 10:30 o'clock, A.M., Standard Time as established by Section 187.110 of Oregon Revised Statutes on July 26 , 19.85, at the following place: Room 204, 540 Main Street in the City of Klamath Falls , County of

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:

10 30 octook. And Standard Time as estimated by Second to Resident Time as estimated Time as estimated to Resident Time as estimated Time oppositions successed that known address of the sale nature of right, then or interest this is but with any unerest tree gradien or his successors in interest acquired after the sexecution of the truss deed, to satisfy the elect to formelose said trust deed by advertisament and sale pursuant to Oregon Revued Statute Section 36.703 to 36.793, and to raise to be sold at public auction to the lighest hidder for ceen the tracest in Larie of Legon 34.003 and the capture had or had the power to cantee, at the tran 322 p. C. C. C. Klamath Larie of Legon 34.003 Notice breeby in given that the beneficiary and trustes, by reason at said details, have elected and do handly 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 tor said sale and same being the following to wift 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 tesbective successors in interest; it subject 1, 1985, and Alegent due on the less day of DATED: 2001 00 0March 120 J 198520 sug 9 1116 000000 000 000 (if the signer of the chose is a corporation, specially see interest to the special state of the chose is a corporation, specially see that the special special state of the chose is a corporation opposite. The control of the special speci Trustee STATE OF OREGON, the Status of copies between oning an opposition the between of the opposition of the Klamath gent of sub-light thereoft country of the Klamath gent of sub-light the sub-light gent of the country of the Klamath gent of sub-light gent of the country of the Klamath gent of sub-light gent of the country of the Klamath gent of sub-light gent of the country of t es continue to "Marchi" 12 and 19 at 85 Lipseq temp bot out the Personally appeared in the ections Personally appeared the above named this is the who, being duly sworn, did say that he is the William L. Sisemore and acknowledged the foregoing instrument to be 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 his growing voluntary act, and deed. 32 GDDASAS corporate sear or said corporation and that said this board of directors; sealed in behalf of said corporation by authority of its board of directors; and acknowledged said instrument to be its voluntary act and deed. in: thance South 1,002 Fact a distance of 36

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2010 STRVEND OF LAW FUNCTION OF COLUMN AND THE COLU in book/reel/volume No... 1185 Grantor Leconden SPACE RESERVED m tavor or allanda. Piper Federal page 3710 or as fee/file/instrument/ ZVAIMOS VON FOR VAROCIVANO HIMITYW SIZERWONE microfilm/reception No. 46781 husband and File Record of Mortgages of said County. Witness my hand and seal of det deed made by ALCHVET, FI AFTER RECORDING RETURN TO County affixed. William L. Sisemore HOLE OF DEFAULT AND SECTION TO Exelan Biehn, County Clerk 540 Main St.

Klamath Falls, Or. 97601

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