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TRUSTEE'S NOTICE OF SALE

Vol. M85 Page 9433

Reference is made to that certain trust deed made by ROBERT L. HANEY and BONNIE F. HANEY,
 husband and wife, _____, as grantor, to
WILLIAM SISEMORE _____, as trustee,
 in favor of KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION _____, as beneficiary,
 dated May 5, 1980, recorded May 5, 1980, in the mortgage records of
Klamath County, Oregon, in ~~book~~ volume No. M-80 at page 8265.
~~has the borrower or his estate or assigns~~ (Indicate which), covering the following described real
 property situated in said county and state, to-wit:

The North one-half of Lot 3, Block 4, ALTAMONT ACRES, in the County
 of Klamath, State of Oregon, EXCEPTING the West 5 feet in Bisbee
 Street.

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:

\$306.00 due July 25, 1984, and a like amount due on the 25th 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:

\$21,982.80, plus interest and late charges.

WHEREFORE, notice hereby is given that the undersigned trustee will on June 27, 1985,
 at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes,
 at Room 204, 540 Main Street
 in the City of Klamath Falls, 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 by him of the 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 February 20, 1985

William S. Sismore

Trustee

State of Oregon, County of Klamath, 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.

Attorney for said 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.

SERVE:

20-34
 2-28

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

9434

(COPY OF NOTICE TO BE PASTED HERE)

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by ROBERT L. HANEY and BONNIE F. HANEY, husband and wife, as grantor, to WILLIAM SISEMORE, as trustee, in favor of KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, as beneficiary, dated May 5, 1980, recorded May 5, 1980, in the mortgage records of Klamath County, Oregon, in volume No. M-80 at page 8265, covering the following described real property situated in said county and state, to-wit:

The North one-half of Lot 3, Block 4, ALTAMONT ACRES, in the County of Klamath, State of Oregon, EXCEPTING the West 5 feet in Bisbee Street.

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: \$306.00 due July 25, 1984, and a like amount due on the 25th 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:

\$21,982.80, plus interest and late charges.

WHEREFORE, notice hereby is given that the undersigned trustee will on June 27, 1985 at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at Room 204, 540 Main Street, in the City of Klamath Falls, 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 by him of the said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, for 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 singular the plural; the word "grantor" includes any successor in interest of the grantor as well as any other person claiming 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 February 26, 1985

William L. Siseamore
Trustee

7809 May 7, 14, 21, 28, 1985

22163-258

I, Sarah L. Parsons, Office
Manager

being first duly sworn, depose and say that

I am the principal clerk of the publisher of

the Herald and News

a newspaper of general circulation, as defined by Chapter 193 ORS, printed and published at Klamath Falls in the aforesaid

county and state; that the

#809-Trustee's Sale - Haney

a printed copy of which is hereto annexed, was published in the entire issue of said newspaper for four

~~successive and consecutive weeks or days,~~

(4 insertion s) in the following issue s: —

May 7, 1985

May 14, 1985

May 21, 1985

May 28, 1985

Total Cost: \$199.52

Sarah L. Parsons

Subscribed and sworn to before me this 28
day of May 1985

Lita Drake
Notary Public of Oregon

My commission expires Jan 15 86

I. 9435

1 STATE OF OREGON)
2 County of Klamath) SS
3

4 I, WILLIAM L. SISEMORE, certify that I am attorney for Klamath First Fed-
5 eral Savings and Loan Association, Beneficiary under that certain Trust Deed
6 recorded May 5, 1980, in Book M-80, Records of Klamath County, Oregon, at page
7 8265, wherein Robert L. Haney and Bonnie F. Haney, husband and wife, are Grantors,
8 and William Sisemore is Trustee; I served a true and correct copy of Trustee's
9 Notice of Sale, certified to as such copy by me, together with notice of substitute
10 service, copy of which is attached hereto, in a sealed envelope, plainly ad-
11 dressed to Bonnie F. Haney, 2747 Bisbee, Klamath Falls, Or. 97603, with postage
12 fully prepaid, and deposited the same in the U. S. Mail at Klamath Falls, Ore-
13 gon, on February 25, 1985.

14 William L. Sisemore
15 William L. Sisemore
16 Attorney for Klamath First Federal
Savings and Loan Association

17 Subscribed and Sworn to before me this 26th day of February, 1985.

18
19 (SEAL)
20 My Commission Expires: 2-5-89
21 Graun M. Falvey
22 Notary Public for Oregon
23
24
25
26

WILLIAM L. SISEMORE
Attorney at Law
540 Main Street
KLAMATH FALLS, ORE.
97601
503/882-7229

WILLIAM L. SISEMORE
ATTORNEY AT LAW
540 MAIN STREET
FIRST FEDERAL BUILDING
KLAMATH FALLS, OREGON 97601-6067

February 25, 1985

9436

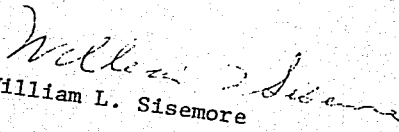
TELEPHONE
AREA CODE 503
682-7229

Bonnie F. Haney
2747 Bisbee
Klamath Falls, Or. 97603

Dear Mrs. Haney:

Enclosed find a certified copy of Trustee's Notice of Sale. You have previously been served, by substitute service on Jerri Leah Walls, a person over the age of 14 years of age who resides at your place of abode, on February 23, 1985, at 5:30 p.m.

Very truly yours,


William L. Sisemore

WLS/f
encl.

STATE OF OREGON

PROOF OF SERVICE
KLAMATH

9437

I hereby certify and swear that at all times herein mentioned I was and now am a competent person 18 years of age or older and a resident of the state wherein the service hereinafter set forth was made; that I am not the beneficiary or trustee named in the original trustee's Notice of Sale attached hereto, nor the successor of either, nor an officer, director, employee of or attorney for the beneficiary or trustee, or successor of either, corporate or otherwise.

I made service of the attached original Trustee's Notice of Sale upon the individuals and other legal entities to be served, named below, by delivering true copies of said Notice of Sale certified to be such by the attorney for the trustee or successor trustee, as follows:

Upon _____, at _____, by delivering such true copy to him/her, personally and in person, _____, on _____, 19____, at _____ o'clock _____ M.

Personal Service Upon Individual(s)

Upon _____, at _____, by delivering such true copy to him/her, personally and in person, _____, on _____, 19____, at _____ o'clock _____ M.

Substituted Service Upon Individual(s)

Upon BONNIE E. HANEY _____, by delivering such true copy at his/her dwelling house or usual place of abode, to-wit: 2747 Bisbee, Klamath Falls, Ore. _____, who is a person over the age of 14 years and a member of the household of the person served on February 23 _____, 1985, at 5:30 o'clock P. M.

to JERRI LEAHA WALLS _____, by delivering such true copy at his/her dwelling house or usual place of abode, to-wit: _____, who is a person over the age of 14 years and a member of the household of the person served on _____, 19____, at _____ o'clock _____ M.

Upon _____, at _____, by delivering such true copy to him/her, personally and in person, _____, on _____, 19____, at _____ o'clock _____ M.

Office Service Upon Individual(s)

by leaving such true copy with _____, at the office which he/she maintains for the conduct of business at _____, 19____, during normal working hours, at to-wit: _____ o'clock _____ M.

Service on Corporations, Limited Partnerships or Unincorporated Associations Subject to Suit Under a Common Name

Upon _____, (NAME OF CORPORATION, LIMITED PARTNERSHIP, ETC.) _____, by _____, who is at the _____, the person who is apparently in charge of the _____ thereof;

(a) delivering such true copy, personally and in person, to _____, by _____, who is at the _____, the person who is apparently in charge of the _____ thereof;

(b) leaving such true copy with _____, thereat; OR _____, who is at the _____, the person who is apparently in charge of the _____ thereof;

* Specify registered agent, officer (by title), director, general partner, managing agent.

Upon the State of Oregon by leaving such true copy with _____, on _____, 19____, at _____ o'clock _____ M.

Service Upon State of Oregon

clerk (delete word inapplicable) at the office of the Attorney General on _____, 19____, at _____ o'clock _____ M.

Service Upon Public Bodies

Upon _____, (a) serving such true copy, personally and in person on _____, by _____, who is the _____, the person who is apparently in charge of the _____ thereof;

(b) leaving such true copy with _____, thereat, OR _____, who is at the _____, the person who is apparently in charge of the _____ thereof;

* Specify director, managing agent, clerk, secretary

FURTHER, if such public body is a county, I served an additional true copy of the Notice of Sale upon _____, on _____, 19____, at _____ o'clock _____ M.

(a) delivering such true copy, personally and in person, to said district attorney, OR (b) leaving such true copy with _____, who is the district attorney for the county, by _____, on _____, 19____, at _____ o'clock _____ M.

EACH OF THE PERSONS, FIRMS AND CORPORATIONS SERVED BY ME IS THE IDENTICAL PERSON, FIRM OR CORPORATION NAMED IN THE TRUSTEE'S INSTRUCTIONS TO ME IN CONNECTION HEREWITH.

Service cannot be made upon _____, after reasonable efforts to do so have been made; I attempted to make service by _____.

Subscribed and sworn to before me this _____ day of _____, 19____.

(SEAL)

Notary Public for Oregon
My commission expires _____

PUBLISHER'S NOTE: ORS 86.740(2) requires that the Notice of Sale be served in the manner in which a summons is served pursuant to Oregon Rules of Civil Procedure 7 D. (2) and 7 D. (3). The Proof of Service above contains most, but not all, of the methods of service. For example, this form does not include proof of service upon a minor or incapacitated person. See ORCP 7 D. (2) and 7 D. (3) for complete service methods on particular parties.

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

9438

STATE OF OREGON, County of Klamath, ss:

I, William L. Sisemore

being first duly sworn, depose, and 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 both first class and certified mail with return receipt requested to each of the following named persons (or their legal representatives, where so indicated) at their respective last known addresses, to-wit:

NAME
Robert L. Haney

ADDRESS

2747 Bisbee
Klamath Falls, Or. 97603

Marilyn A. Haney

4637 Balsam Dr.,
Klamath Falls, Or. 97601

James L. Keltner

626 Van Ness
Klamath Falls, Or. 97601

Said persons include (a) the grantor in the trust deed, (b) any successor in interest to the grantor whose interest appears of record or of whose interest the trustee or the beneficiary has actual notice, (c) any person including the Department of Revenue or any other state agency, having a lien or interest subsequent to the trust deed if the lien or interest appears of record or the beneficiary has actual notice of the lien or interest, and (d) any person requesting notice, as required by ORS 86.785.*

Each of the notices so mailed was certified to be a true copy of the original notice of sale by William L. Sisemore, 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 Klamath Falls, Oregon, on February 20, 19 85. With respect to each person listed above, one such notice was mailed with postage thereon sufficient for first class delivery to the address indicated, and another such notice was mailed with a proper form to request and obtain a return receipt and postage thereon in the amount sufficient to accomplish the same. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded.

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 20th day of February, 19 85.

(SEAL)

Clara M. Forever
Notary Public for Oregon. My commission expires 2-5-89.

*More than one form of affidavit may be used when the parties are numerous or when the mailing is done on more than one date.
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

RE: Trust Deed from

Grantor

TO

Trustee

AFTER RECORDING RETURN TO
William L. Sisemore
540 Main St.,
Klamath Falls, Or. 97601

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

Fee: \$25.00

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of June, 19 85, at 11:39 o'clock A.M., and recorded in book/reel/volume No. 185 on page 9433 or as fee/file/instrument/microfilm/reception No. 50158, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME
By Tam Smith TITLE
Deputy