

WS v Bonderow

Affidavit of Publication

51224

STATE OF OREGON,
COUNTY OF KLAMATH

Vol. 185 Page 11389

(COPY OF NOTICE TO BE PASTED HERE)

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

#814 - Trustee's Notice of Sale -
Joanne Parks

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 8, 1985
- May 15, 1985
- May 22, 1985
- May 29, 1985

Total Cost: \$292.60

Sarah L. Parsons

Subscribed and sworn to before me this 29
day of May 1985
[Signature]
Notary Public of Oregon
My commission expires Jan 15 1986

TRUSTEE'S NOTICE OF SALE
Reference is made to that certain trust deed made by JOANNE PARKS, as grantor, to D. L. Hobbs, as trustee, in favor of Security Savings & Loan Association, Beneficial interest assigned to American Savings & Loan Association, a Utah Savings & Loan by deed recorded May 29, 1981, Volume 144, Page 900 mortgage records of Klamath County as beneficiary, dated January 24, 1977, recorded January 25, 1977, in the mortgage No. M77 at page 1320, covering the following described real property situated in said county and state, to-wit:
Lots 6 and 7 in Block 75 of Klamath Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
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 66.735(3) of Oregon Revised Statutes, the default for which the foreclosure is made is grantor's failure to pay when due the following sums: Monthly installments of \$732.80 each commencing with the payment due February 1, 1984 and commencing with the payment due August 1, 1984 payment increase to \$739.46 and continue each month until this trust deed is reinstated or goes to trustee's sale; plus accrued late charges of \$190.50 as of January 24, 1985 and further late charges of \$14.66 on each delinquent payment after February 15, 1985; plus all fees, costs, and expenses associated with this foreclosure; all sums expended by beneficiary to protect the property or its interest therein during the pendency of this proceeding; and plus the reserve account deficit balance of \$13.32.
By reason of said default the beneficiary has declared all sums owing on the obligation and payable, said sums being the following: to-wit: The sum of \$66,557.66, with interest thereon at the rate of 9.25% per annum from January 1, 1984, until paid; plus all fees, costs and expenses associated with this foreclosure; all sums expended by beneficiary to protect the property or its interest therein during the

pendency of this proceeding and plus the reserve account deficit balance of \$13.32.
WHEREFORE, notice hereby is given that the undersigned trustee will on July 19, 1985, at the hour of 1:00 o'clock P.M. Standard Time, as established by Section 187.10, Oregon Revised Statutes, at Front door of the Klamath County Courthouse 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 66.753 of Oregon Revised Statutes has the right at any time prior to five days before the trustee conducts the sale to have this deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of the principal as would not then be due had no default occurred) and by curing any other default complained of herein that is capable of being cured by tendering the performance required under the obligation of trust deed, and in addition to paying said sums or tendering the performance necessary to cure the default, by paying all costs and expenses actually incurred in enforcing the obligation and trust deed, together with trustee's and attorney's fees not exceeding the amounts provided by said Section 66.753 of Oregon Revised Statutes.
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 obligation, the performance of which is secured by said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.
DATED February 6, 1985
GEORGE C. REINMILLER
Successor Trustee
521 S.W. CLAY
PORTLAND, OREGON
226-2607
#814 MAY 9, 1985 29, 1985

OK Ret: George C. Reinmiller & Assoc.
521 S W Clay #2000, Portland, OR
97207
\$5.00

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of July
of July A.D., 19 85 at 11:34 o'clock A M., and duly recorded in Vol. 185
of Mortgages on Page 11389

FEE \$5.00

Evelyn Biehn County Clerk
By [Signature]