FORM No. 884-NOTICE OF DEFAULT AND ELECTION TO SELL-Oregon Trust deed Series. 240 21 444 Fee: \$9.00 WILLIN L. SIGMOND AW PUB. CO., PORTLAND, CRE. 972 Vol. <u>M85</u> Page 11 NOTICE OF DEFAULT AND ELECTION TO SELL . Daabaa serime da husband and wife, as franto, to peelsa debme county clerk MILLIAM SISEMORE in favor of _____KIAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION ______, as trustee, dated ______March 26, 19 81, recorded _______March 30 _____, 1981, in the mortgage records of W1 amath County Contex in book/cont/volume N/o ______M81 ______st node 5674 _______ Lot 48, Block 28, TRACT NO. 1113, OREGON SHORES UNIT 2, according to the official plat thereof on file in the office of the County Clerk TOGETHER WITH 1981 WALDE MOBILE HOME, License No. X170053, Title No. $\mathbb{C} \to \mathbb{C}$ ATTI IN IT REPUBLIC we sorth day of July. K) samen The undersigned hereby certifies that no assignments of the trust deed by the trustee or by the beneficiary The undersigned hereby certities 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 showe described real property is situate. further, that no action has been instituted to recover 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 has been instituted to recover the debt or any part thereof now remaining secured by the said trust deed or if such action has been instituted. or counties in which the above described real property is situate; further, that no action has been instituted to recover the debt, or any part thereof, now remaining secured by the said trust deed, or, if such action has been instituted, such action has been dismissed Ction has been dismissed. There is a default by the grantor or other person owing an obligation, the performance of which is secured by and dead or by their supposed in interest with respect to provisions therein which sutherize sale in the event of I here is a detault 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 have when due the following 50 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. \$341.00 due December 1, 1984, and a like amount due on the 1st day of <u>د</u>ب By reason of said default, the beneficiary has declared all sums owing on the obligation secured by said trust deed immediately due and payable, said sums being the following, to-wit: \$23,524.17, plus interest and late charges. Notice hereby is given that the beneficiary and trustee, by reason of said default, have elected and do hereby Notice hereby is given that the beneficiary and trustee, by reason of said default, have elected and do nereby elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to 86.705, and to cause to be sold at public suction to the hiddest bidder for cash the interest in the said described propa elect to torectose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 60./US 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 drantor had or had the nower to convey at the time of the evecution by him of the trust deed to dether 80.795, 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, together erty which the grantor had, or had the power to convey, at the time of the execution by him of the frust deed, together with any interest the grantor or his successors in interest acquired after the execution of the trust deed, to satisfy the oblightions secured by said trust deed and the expanses of the sale including the compensations 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 expenses of the sale, including the compensations of the trustee as pro-vided by law, and the reasonable fees of trustee's attorneys. obligations secured by said trust deed and the expenses of the sale, including the compensations of the trustee as provided 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 December 3 19 85. at the following place: Room 204, 540 Main Said sale will be held at the hour of <u>10:00</u> o'clock, <u>A. M.</u>, Standard Time as established by Section 187.110 of Oregon Revised Statutes on <u>December 3</u>, 19.85, at the following place: <u>Room 204, 540 Main</u> 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 to the interest of or occupying the property, except: NATURE OF RIGHT, LIEN OR INTEREST

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Notice is further given that any person named in Section 86.753 of Oregon Revised Statutes has the right, at any time prior to five days before the trustee conducts the sale, to have this foreclosure proceeding dismissed and the trust 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 curring any other default complained of herein that is capable of being cured by tendering the performance required under the obligation or 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 86.753 of Oregon Revised Statutes.

the amounts provided by said occurs, which is ender includes the feminine and the neuter, the singular includes the In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes any successor in interest to the grantor as well as any other person owing an obliplural, the word "grantor" includes any successor in interest to the grantor as well as any other person owing an obliplural, 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 gation, the performance of which is any

July 26, 19.85.	Statistics (Statistics)
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Fee: \$9.00

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Or, 97601

Klamath Falls.