

Affidavit of Publication

52520

STATE OF OREGON,
COUNTY OF KLAMATH

Vol. M85 Page 13541

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

#047-Notice of Default

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

~~successive and consecutive week days~~
(4 insertion s) in the following issue s:

July 17, 1985

July 24, 1985

July 31, 1985

August 7, 1985

Total Cost: \$323.52

Sarah L. Parsons

Subscribed and sworn to before me this 7
day of August 1985

[Signature]
Notary Public of Oregon

My commission expires 1985

NOTICE OF DEFAULT AND ELECTION TO SELL
Reference is made to that certain trust deed made by Kerry William Arthur Fields and Evelyn Joy Fields as grantor, to Transamerica Title Insurance Company as trustee, in favor of National Financial Services Corporation, as beneficiary, dated March 4, 1983, recorded March 11, 1983 in the mortgage records of Klamath County, Oregon, in book 100, Volume 26, M-43, page 300, covering the following described real property situated in said county and state to-wit: Lot 22, Blummers Park, in the County of Klamath, State of Oregon.

The undersigned hereby certifies that no assignments of the trust deed by the trustee or 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 situated; further, that no action has been instituted to recover the debt secured by said trust deed. If any action has been instituted, such action 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: Payments of \$295.24 from September 4, 1984 less \$200.00 paid on September 4, 1984, to March 1984, plus payments not received. 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: \$15,343.41 plus interest at the rate of 19.58% per annum until paid from September 4, 1984. Notice hereby is given that the beneficiary and trustee, by reason of said default, have elected to 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 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 187.110 of Oregon Revised Statutes on August 15, 1985, at the following place: Klamath County Courthouse steps in front of, in the City of Klamath, County of Klamath, State of Oregon, which is the hour, date and place fixed by the trustee for said sale. 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
Maureen K. Deardorff, 2186 1/2
Care of Klamath County Jail
Support Division
Klamath County Courthouse
Klamath Falls, OR 97601
NATURE OF RIGHT, LIEN OR INTEREST
Judgment for child support, case no. 74-125E.
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 curing 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. 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: April 15, 1985
Steven P. Couch
Successor Trustee
#047-July 17, 24, 31, Aug. 7, 1985

STATE OF OREGON,
County of Klamath
Filed for record at request of:

on this 26th day of August A.D., 19 85
at 2:55 o'clock P M. and duly recorded
in Vol. M85 of Mortgages Page 13541
Evelyn Biehn, County Clerk
By [Signature]
Deputy.
Fee, \$5.00