

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

ss.

(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

#137 Trustees Sale-Addison

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: —

Aug. 22, 1985

Aug. 29, 1985

Sept. 5, 1985

Sept. 12, 1985

Total Cost: \$292.60

Sarah L. Parsons

Subscribed and sworn to before me this 12
day of September 1985

Leta Becker
Notary Public of Oregon

My commission expires Jan 15 1986

ASPEN F-2882U
TRUSTEE'S NOTICE OF SALE
Reference is made to that certain trust deed made by MICHAEL NORMAN ADDISON and ROWENA A. ADDISON, husband and wife, as grantor, to TRANSAMERICA TITLE INSURANCE COMPANY, a California Corporation, as trustee, in favor of NORMA RAE BUKOSKY, as beneficiary, dated February 22, 1979, recorded March 6, 1979, in the mortgage records of Klamath County, Oregon, in book No. M-79 at page 4980, covering the following described real property situated in said county and state, to-wit:
SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION
EXHIBIT "A"
A portion of Lot 412 and of the East 20 feet of Lot 413 of Block 101 MILLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:
Beginning at the Northeast corner of Lot 412, Block 101 of Mills Addition to the City of Klamath Falls, Oregon, being the corner of Orchard Street and East Main Street; thence South along the line of East Main Street 78.6 feet to the property of Charles and Celine DeBelles, described in Book 127 at page 19, Deed Records of Klamath County, Oregon; thence West parallel to Orchard Street 70 feet; thence North parallel to East Main Street 78.6 feet to Orchard Street; thence East 70 feet to the point of beginning.
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 86.733(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 principal and interest due for the months of October, November, December of 1983, January, February, March, April, May, June, July, August, September, October, November, and December of 1984, and January, February, March, April, and May of 1985 in the amounts of \$220.00 each and subsequent installments of like amounts; subsequent amounts for Assessments due under the terms and provisions of the Note and Trust Deed.
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:
\$22,729.55, plus interest and late charges thereon from September 21, 1983, at the rate of NINE and ONE-HALF (9.5%) PER CENT PER ANNUM until paid and all sums expended by the Beneficiary pursuant to the terms and provisions of the Note and Deed of Trust.
WHEREFORE, notice hereby is given that the undersigned trustee will on October 4, 1985, at the hour of 10:00 o'clock, A.M., Standard Time, as established by Section 187.110, Oregon Revised Statutes, at ASPEN TITLE & ESCROW, INC., 400 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 86.753 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 to 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 May 31, 1985
ASPEN TITLE & ESCROW, INC.
By Andrew A. Patterson
Successor Trustee
State of Oregon, County of Klamath ss:
I, the undersigned, certify that I am the Assistant Secretary for the above named trustee and that the foregoing is a complete and exact copy of the original trustee's notice of sale.
Assistant Secretary for said Trustee:
#137-Aug. 22, 29, Sept. 5, 12, 1985

STATE OF OREGON,
County of Klamath

ss.

Filed for record at request of:

on this 2nd day of October A.D., 19 85
at 11:05 o'clock A M. and duly recorded
in Vol. M85 of Mortgages Page 15976

Evelyn Biehn

County Clerk

By

Phyllis Smith
Deputy.

Fee, \$5.00