

55374

Vol. M85 Page 18444 **TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL AND OF SALE**

Reference is made to that Trust Deed wherein VERN M. SCHLOSSER and SHERRY MAY SCHLOSSER, husband and wife, is Grantor;
WILLIAM SISEMORE is Trustee; and
KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION is Beneficiary,
 recorded in Official/Microfilm Records, Vol. M81, Page 10246 Klamath County, Oregon,
 covering the following-described real property in Klamath County, Oregon:

The E 1/2 E 1/2 W 1/2 SW 1/4 lying South of the Lakeview Highway and North of the "B" Canal in the County of Klamath, State of Oregon, EXCEPTING THEREFROM that portion deeded to Oregon California and Eastern Railway Company by deed recorded March 11, 1931 in Book 93 at page 623, Deed Records, all in Section 15, Township 39 South, Range 10 East of the Willamette Meridian.

TOGETHER WITH a 1974 Sequoia Mobile Home, Serial No. S2168.

No action is pending to recover any part of the debt secured by the trust deed.

The obligation secured by the trust deed is in default because the grantor has failed to pay the following:

\$628.00 due on April 25, 1985, and a like amount due on the 25th day of each month thereafter; and failure to pay real property taxes.

The sum owing on the obligation secured by the trust deed is:

\$49,947.36, plus interest from March 1, 1985, late charges and property taxes,

plus trustee's fees, attorney's fees, foreclosure costs and any sums advanced by beneficiary pursuant to the terms of said trust deed.

Beneficiary has and does elect to sell the property to satisfy the obligation pursuant to ORS 86.705 to 86.795.

The property will be sold as provided by law on March 25, 19 86, at 10:10 o'clock a.m.
 based on standard of time established by ORS 187.110 at Room 204, 540 Main Street, Klamath Falls,
Klamath County, Oregon.

Interested persons are notified of the right under ORS 86.753 to have this proceeding dismissed and the trust deed reinstated by payment of the entire amount then due, other than such portion as would not then be due had no default occurred, together with costs, trustee's and attorney's fees, and by curing any other default complained of in this Notice, at any time prior to five days before the date last set for sale.

Dated: November 14, 19 85.

William L. Sisemore, Trustee

STATE OF OREGON, County of Klamath ss
 The foregoing was acknowledged before me on November 14, 19 85 by William L. Sisemore

Clara M. Fahey Notary Public for Oregon — My Commission Expires: Feb. 5, 19 89

Certified to be a true copy:

Attorney for Trustee

STATE OF OREGON, County of Klamath ss
 Filed for record on November 14th, 19 85 at 2:57 o'clock P.m.
 and recorded in M85 page 18444 of mortgages.

Evelyn Biehn,

County Clerk by

Ram Smith, Deputy

After recording return to:

William L. Sisemore
540 Main St.,
Klamath Falls, Or. 97601

Fee: \$5.00

AS 2 14 41 NOV 85

OK 5:00