

57274

TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL AND OF SALE

Vol. M816 Page 786

Reference is made to that Trust Deed wherein LLOYD LEE RUSSELL

WILLIAM SISEMORE is Grantor;
KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION is Trustee; and
 recorded in Official/Microfilm Records, Vol. M83 Page 7898. Klamath is Beneficiary,
 covering the following-described real property in Klamath County, Oregon.

Lot 7, Block 46, BUENA VISTA ADDITION to the City of Klamath Falls,
 according to the official plat thereof on file in the office of the
 County Clerk of Klamath County, Oregon.

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

\$524.00 due on July 20, 1985, and a like amount due on the 20th day
 of each month thereafter.

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

\$37,892.09, plus interest and late charges,

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 May 23 19 86 at 10:00 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 January 15, 19 86 William L. Sisemore, Trustee

STATE OF OREGON, County of Klamath ss
 The foregoing was acknowledged before me on January 15, 19 86 by William L. Sisemore

Christa M. Falvey 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 January 15, 19 86 at 2:43 o'clock P.m.
 and recorded in M86 page 736 of mortgages

Evelyn Biehn, Klamath County Clerk by Ann Smith, Deputy

After recording return to Fee: \$5.00

William L. Sisemore
540 Main St. KFO

1986 JAN 15 PM 2 43