Vol.M85 Page_ TRUSTEE'S NOTICE OF DEFAULT ELECTION TO SELL AND OF SALE

Reference is made to that Trust Deed wherein T. A. THOMAS and PATRICIA M. THOMAS, husband and _, is Grantor; is Trustee; and wife. WILLIAM GANONG, JR., FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION of Klamath Falls, Oregon, , is Beneficiary, County, Oregon, recorded in Official/Microfilm Records, Vol. <u>M76</u>, Page <u>8993</u>, _ Klamath _ County, Oregon: Klamath covering the following-described real property in

> Lots 19 and 20, Block 28, SECOND 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:

\$377.00 due May 15, 1985, and a like amount due on the 15th day of each month thereafter.

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

\$30,594.20, plus interest from November 1, 1985, 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.

_, 19 <u>86</u> , at1<u>0:20</u> o'clock <u>a</u>.m. April 16 based on standard of time established by ORS 187.110 at <u>Room 204, 540 Main Street</u>, Klamath Falls,

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 ocurred, 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.

<u>December 5</u>, 19 <u>85</u>. Dated: ___

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Certified to be a frue copy:

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Successor _, Trustee

Vol May Page 637

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Leser Klamath 19 85 by William L. Sisemore STATE OF OREGON, County of ____ December 5 Contraction of the second seco

<u>Feb. 5</u>, 1989 *Alum____*Notary Public for Oregon — My Commission Expires: ____

Attorney for Trustee

DRF

and a fair and the second 55 <u>5th 19_85</u> at <u>2:18</u> o'clock P___m. STATE OF OREGON, County of _____Klamath December Filed for record on_ and recorded in M85 page 1986() of mortgages. Deputy County Clerk by Evelyn Biehn, Klamath Fee: \$5.00 After recording return to: OTANAL SSIDNER

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

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	AFFI	DAVIT OF MAILING TRUSTEE'S NOTICE OF SALE
	STATE OF OREGON, County ct	KISTEE'S NOTICE OF SALE
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	over the age of eighten-	e, being first duly sworn, depose, and say and certify that: ned I was and now am a resident of the State of Oregon, a competent person the beneficiary or his successor in interest named in the attached original real property described in the attached protect.
	notice of sale given under the terms	the I was and now am a resident of the State of Oregon, a competent person not the beneficiary or his successor in interest named in the attached person f that certain trust deed described in said notice.
	by both find notice of the sale of the	That Certain trust deed described in interest named in the attact person
	legal representatives where and mail w	with return receipt social in the attached notice of sola to
	NAME	if that certain trust deed described in side of Oregon, a competent person real property described in said notice. with return receipt requested to each of the following named persons (or their ed) at their respective last known addresses, to-wit:
		duresses, to-wit:
	** A. 100mag	ADDRESS
	Patricia M. Thomas Richard Henry, Jr.	1171 Lynnewood Bv., Klamath Falls, Or. 97601 1171 Lynnewood Bv., Klamath Falls, Or. 97601 P. O. Rem 20
	nenry, Jr.	1171 Lynnewood Bv., Klamath Falls, Or. 97601 P. O. Box 39, Chiloquin, Or. 97624
		P. O. Box 39, Chiloquin, Or. 97624
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	Said persons include (a) the	ntor in the trust deed, (b) any successor in interest to the grantor whose interest the trustee or the beneficiary has actual notice, (c) any perce- ord or the beneficiary a lien as actual notice, (c) any perce-
	including the D	ntor in the trust deed, (b) any successor in interest to the grantor whose interest the trustee or the beneficiary has actual notice, (c) any person, cord or the beneficiary has actual notice, (c) any person, ORS 86 255 *
	deed if the lien or internet of Revenue or	ntor in the trust deed, (b) any successor in interest to the grantor whose interest the trustee or the beneficiary has actual notice, (c) any person, cord or the beneficiary has actual notice of the lien or interest, and (d) any CRS 86.785.*
	person requesting notice as appears of rec	cord or the heneficiant, having a lien or interest a time, (c) any person
	Each of the notices so mailed was	ORS 86.785.*
	William L. Sisemore	certified to be a true copy of the original
	States	
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	Dereon L	ord or the beneficiary has actual notice of the lien or interest subsequent to the trust ORS 86.785 * certified to be a true copy of the original notice of sale by with postage thereon fully prepaid and main and main said notice; each such
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beneficiary	ustee's Notice of Sale attached hereto, nor the successor of either, nor an officer, director, employ, or trustee, or successor of either, corporate or otherwise.	18 years of age or o
below, by de	lelivering true copies of said National Trustee's Notice of Sala upon the in Vitter, director, employed	ee of or attorney for
Upon	or trustee, or successor of either, corporate or otherwise. ade service of the attached original Trustee's Notice of Sala upon the individuals and other legal enti- telivering true copies of said Notice of Sale certified to be such by the attorney for the trustee or succ STEVEN PRESLAR Personal Service Upon Individual(s) 9 Wonden Warden Service Upon Individual(s)	ities to be served, nar
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* 5. at	tlice of, the person who is appared with the second	ntly in charge of the
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URTHER, if such	ch public body is a country	thereoi;
·····	ch public body is a county, I served an additional true copy of the Notice of Sale upon, who is the district atturney for the county, by vering such true copy, personally and in	o'clockM.
(a) deliv	vering such true copy, personally and in person, to and district attorney, OR (b) leaving such , the person who is apparently in charge of the district	
f	THE PERSONS, FIRMS AND CORDOR	true copy with
		attorney's office,
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AL)	Notary Public for Oregon My commission expires 2.5.89	
CAL)	S B6.740(2) requires that the Notice of Sa e be served in the manner in which a summons is served pursuant to o nd 7 D. (3). The Proof of Service above contains most, but not all, of the methods of service. For example, th e upon a minor or incapacitated person. See ORCP 7 D. (2) and 7 D. (3) for complete service methods on parti	Oregon Rules of is form does not

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TRUSTEE'S AFFIDAVIT AS TO NON-OCCUPANCY						
STATE OF OREGON,						
South of Klamath						
I,William L. Sisemore			······			
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	spand.and.wife		as grantor			
T.A. Thomas and Patricia Ir		$\tau = 11 - 0regon$				
to	sociation of Manager	ge records of	Klamath			
Lots 19 and 20, Block 28, SECC according to the official plat County Clerk of Klamath County	y, Oregon.					
(1827 Worden St.)						
December	9, 19 .85., the abov	e described real prope	erty was not occupied. med in the trust deed			
I hereby certify that onDecember The word "trustee' as used in this affidavit	9, 19.85., the abov t means any successor-tr	e described real prope ustee to the trustee ne	erty was not occupied. Inned in the trust deed			
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Affidavit of Publication

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STATE OF OREGON,		7
COUNTY OF KLAMATH SS.	(COPY OF NOTICE TO BE PASTED HERE)	
	TRUSTEE'S NOTICE OF DEFAULT	
	Reference is made to international thomas, hus	
I, <u>Sarah L. Parsons, Offic</u> e Manager	band and wife, is Granida FIRST FEDERAL SAV	
	INGSLAND LOANIASSOciary, recorded in Of- Falls, Oregon, is Beneficiary, recorded in Of-	
being first duly sworn, depose and say that	Klamain County, the reporty in Klamath County.	
I am the principal clerk of the publisher of	Oregon: A charter coup ADDITION to	
I am the principal and News	the City of Klaman Parish the office of the Coun-	
the Herald and News	ty Clerk of Klaman County, oregoing part of the	
	debt secured by the trust deed is in	
	Retault because the ground the	
a newspaper of general circulation, as	S377.00 due off may the month thereafter.	
defined by Chapter 193 ORS, printed and	due on the 15th day of each nonline includes the obligation secured by the trust deed 15:33	
defined by Children and the foregrid	30,594.20, plus interest, from November 1, 1763. and late charges 1 (191) and late charges 1 (191)	
published at Klamath Falls in the aforesaid	plus trustee stress advanced by beneficiary	
county and state; that the	pursuant to the territs of solart to call the proper	
county and state, the and the late	ty to satisfy the obligation possible by law on 86,705 to 86,795.	
#550 Notice of defoult	The property will be sold as provide a.m. based on April 16:1986 at 10:20 o'clock a.m. based on	
	Room 204, 540 Main Street, Klamath Falls,	
	Klamath County, Cregon. Interested persons are notified of the right under	
	and the trust deed reinstated by particip	
	as would not men be due that ways and attorney's	
	the state of the s	
a printed copy of which is hereto annexed,	of in This Roles Periods are included in the second s	
was published in the entire issue of said	ot in this Notice, at any Jime prior 76, Ites para before the data last set to calle. [FIT 37, Ital Dated: December 5, 1985 William L. Sisemore, Successor, Trustee \$500 Feb 20,77 March 6/13, 1986	
2		
newspaper for		
KURUHKKKATAL KORGENVEX WERK KX LOF XX		
(<u>4</u> insertion s) in the following issue s:		
Feb. 20, 1986		
A SAE MEN IN		
Feb. 27, 1986		
Mar. 6, 1986		
Mar. 13, 1986		
Total Cost: \$133.00		
A I P Parament		
Darah S. Junster		•
Subscribed and sworn to before me this 13	1	1
Subscribed and sworn to believe 1986	STATE OF OREGON.	
day of	STATE OF OREGON, County of Klamath	:
Salla -	Filed for record at request of:	
Notary Public of Oregon	Fileditor record at request 51	
In Elizabeth		0 84
WIN 10	on this 15th day of April A.D., I at 1:07 o'clock P M. and duly	recor
My commission expires	in Vol M86 of Mrges. Page 6	375
the second strange with the second strange	Evelyn Biehn, County Clerk	Å
•	By	Dep
	E21300	
	Fee, \$21.00	