

65506

Aspen F-29661

Vol. 386

Page 15821

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

#057 Trustees Sale-Zarosinski

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

~~successive and consecutive week s~~

(4 insertion s) in the following issue s:

July 23, 1986

July 30, 1986

Aug. 6, 1986

Aug. 13, 1986

Total Cost: \$274.72

Sarah L. Parsons

Subscribed and sworn to before me this 13
day of August 19 86

[Signature]
Notary Public of Oregon

My commission expires Jan 15 19 90

ASPEN F-29661
TRUSTEE'S NOTICE OF SALE
Reference is made to that certain trust deed
made by EDWARD R. ZAROSINSKI, as grantor,
to TRANSAMERICA TITLE INSURANCE
COMPANY, as trustee, in favor of THE
ESTATE OF JOHN SANJARI FARR, as
beneficiary, dated June 8, 1982, recorded June
16, 1982 in the mortgage records of Klamath
County, Oregon, in book No. M-82 at page 7622,
covering the following described real property
situated in said county and state, to-wit:
All of Government Lot 2, Section 2, Township 39
South, Range 13 East of the Willamette Meri-
dian, in the County of Klamath, State of Oregon,
LESS the East 495 feet thereof.
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
Oregon Revised Statutes 86.735(3); 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 March, April, May, June,
July, August, September, October, November
and December of 1984, January thru December
of 1985, and January, February, March, and
April of 1986, in the amounts of \$300.00 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:
\$15,811.50 plus interest and late charges, thereon
from March 27, 1984, at the rate of ELEVEN
(11%) 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 Trustee's Notice of Sale

WHEREFORE, notice hereby is given that the
undersigned trustee will on September 3, 1986, at
the hour of 10:00 o'clock, A.M., in accord with the
standard of time established by ORS 187.110, at
Aspen Title & Escrow, Inc., 600 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, in-
cluding a reasonable charge by the trustee.
Notice is further given that any person named in
ORS 86.753 has the right, at any time prior to five
days before the date last set for 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 actual-
ly incurred in enforcing the obligation and trust
deed, together with trustee's and attorney's fees
not exceeding the amounts provided by said ORS
86.753.
In construing this notice, the masculine gender
includes the feminine and the neuter, the singu-
lar includes the plural, the word "grantor" in-
cludes 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 suc-
cessors in interest, if any.
DATED April 26, 1986
ASPEN TITLE & ESCROW, INC.
BY: Andrew A. Patterson, Vice President
Successor Trustee
State of Oregon, County of Klamath ss.
I, the undersigned, certify that I am the As-
sistant 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
#057 July 23, 30, Aug 6, 13, 1986

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

on this 3rd day of September, D., 19 86
at 9:16 o'clock A M. and duly recorded
in Vol. M86 of Mortgage Page 15821

Evelyn Bienny County Clerk

By Bernetha S. Feloch

Deputy.

Fee, \$5.00

Aspen Title