

69508

Affidavit of Publication

Aspen F-29993

STATE OF OREGON,
COUNTY OF KLAMATH

Vol. M86 Page 23443

(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

#316 Trustees Sale-Beck

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

~~insertive and consecutive weeks days~~
(4 insertion s) in the following issue s: —

Nov. 7, 1986

Nov. 14, 1986

Nov. 21, 1986

Nov. 28, 1986

Total Cost: \$288.32

Sarah L. Parsons

Subscribed and sworn to before me this 28
day of November 19 86

Vita Duck
Notary Public of Oregon

My commission expires Jan 15 19 90

ASPEN F-29993
TRUSTEE'S NOTICE OF SALE
Reference is made to that certain trust deed
made by MICHAEL L. BECK and SUSAN L.
BECK, husband and wife, as grantor, to
MOUNTAIN TITLE COMPANY, as trustee, in
favor of JACK T. JAMAR, as beneficiary, dated
June 1, 1980, recorded June 6, 1980, in the mor-
tgage records of Klamath County, Oregon, in
book No. M-80 at page 10325, covering the follow-
ing described real property situated in said
county and state, to-wit:
Lot 17, Block 2, Tract 1021, WILLIAMSON
RIVER KNOLL, in the County of Klamath, State
of Oregon, TOGETHER WITH an undivided 1/
80th interest in and to the following described
property: The Easterly 60 feet of that portion of
Government Lots 40, 41, 44 and 45 lying South of
the Williamson River Knoll Subdivision and
North of the Williamson River.
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 86.725(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 June, July, August,
September, October, November and December
of 1983, January thru December, inclusive, of
1984, January thru December, inclusive, of 1985,
and January, February, March, April, May,
June, and July of 1986, in the amounts of \$71.36
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:
\$4,357.43 plus interest and late charges thereon
from May 1, 1983, at the rate of TEN (10%) PER
CENT PER ANNUM until paid and all sums ex-
pended 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 December 19, 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 ex-
ecution by him of the said trust deed, together
with any interest which the grantor or his suc-
cessors 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 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 pay-
ment 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 occur-
red) 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 pay-
ing 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 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 July 31, 1986
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 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.
ANDREW A. PATTERSON
Assistant Secretary for said Trustee
1318 Nov. 7, 14, 21, 28, 1986

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

on this 18th day of December A.D., 19 86
at 4:14 o'clock P.M. and duly recorded
in Vol. M86 of Mortgages Page 23443
Evelyn Biehn, County Clerk
By Bernetha A. Felord
Deputy.

Fee, \$5.00

Aspen