

68577

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

Vol 1480 Page 21597

5526

Reference is made to that Trust Deed wherein JOSEPH LARRY VIGIL

MOUNTAIN TITLE COMPANY, INC., is Grantor;
FOREST PRODUCTS FEDERAL CREDIT UNION, is Trustee; and
 recorded in Official/Microfilm Records, Vol. M83, Page 20549 Klamath, is Beneficiary,
 covering the following-described real property in Klamath County, Oregon,
County, Oregon:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

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:

The monthly payments of \$573.05 with interest thereon at the rate of 16% per annum. Said monthly payments are past due since September 25, 1986 and increase in that amount every month on the same day thereafter

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

The principal sum of \$31,392.11 with interest thereon from July 5, 1986 at the rate of 16% per annum until paid.

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 April 21, 19 87, at 10 o'clock a.m. based on standard of time established by ORS 187.110 at Klamath County Courthouse 316 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 20, 19 86.

STATE OF OREGON, County of Klamath

The foregoing was acknowledged before me on November 20, 19 86 by Michael C. Miller

Michael C. Miller
Michael C. Miller

Successor, Trustee

Wendy Young
Notary Public for Oregon — My Commission Expires: 8/31/, 19 87

Certified to be a true copy:

Michael C. Miller
Michael C. Miller Attorney for Trustee

STATE OF OREGON, County of Klamath

Filed for record on November 20, 19 86 at 10 o'clock a.m. and recorded in page of mortgages.

County Clerk by Michael C. Miller, Deputy

After recording return to:
 Michael C. Miller
 601 Main Street, Suite 210
 Klamath Falls OR 97601-6007

21598

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EXHIBIT "A"

A parcel of land situate in the West half of Section 27, Township 35 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at the Northwest quarter corner of Section 27, Township 35 South, Range 7 East of the Willamette Meridian; thence South along with West Section line 442.3 feet; thence East 660 feet; thence Southerly along a line which is parallel to and 660 feet East of said West line 2210.63 feet to the East-West center line of said Section; thence West along said centerline 133.3 feet; thence South parallel to the West Section line 1320 feet to the South line of the Northwest quarter of the Southwest quarter; thence East along the South line of the Northwest quarter of the Southwest quarter 132 feet; thence South parallel to the West Section 660 feet to the North line of the South half of the Southwest quarter of the Southwest quarter; thence East along the North line of the South half of the Southwest quarter of the Southwest quarter, 660 feet to the East line of the West half of the West half of said Section; thence North along the East line of the West half of the West half to the North line of said Section; thence West along the said North line to the point of beginning.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of November _____ A.D., 19 86 at 9:58 o'clock A M., and duly recorded in Vol. M86
of _____ Mortgages on Page 21597

FEE \$9.00

INDEXED
D V I VEvelyn Biehn,
By _____

County Clerk

STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument was received for record on the 3rd day of April, 19 87 at 10:19 o'clock A M., and recorded in Volume No. M87 on page 5525 or as Microfilm No. 73037, Record of Mortgages of said County. Witness my hand and seal of County affixed.

AFTER RECORDING, RETURN TO:
Michael C. Miller
601 Main Street, Suite 210
Klamath Falls OR 97601

Evelyn Biehn, County Clerk

By: _____

Fee: \$13.00

Deputy