

75618

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

Vol. 10128 Page 10128

Reference is made to that Trust Deed wherein WILLIAM L. SLOAN and JUDITH SLOAN, husband and wife, Grantors, ELMONT FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, Trustee, and ELMONT FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, Beneficiary, recorded in Official/Recording Records, Vol. 10128 Page 10128, covering the following-described real property in Clatsop County, Oregon:

Lots 18, 19, 20 and 21, CROWN PARK, in the County of Clatsop, State of Oregon;

TOGETHER WITH 1980 Clatsop Notice Book, ID #95154.

02 JUN 11 11 AM '80

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: \$543.00 due June 15, 1980, and a like payment due on the 15th day of each month thereafter; and failure to pay 1980-81 and 1981-82 real property taxes.

The sum owing on the obligation secured by the Trust Deed is:

\$54,347.33, plus interest from May 1, 1980, late charges and accrued property taxes.

THIS 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 86.732 to 86.735.

The property will be sold as provided by law on October 20 at 10:00 o'clock a.m. based on standard of time established by ORS 86.732 at 540 Main Street, Clatsop Falls, Clatsop County, Oregon.

Interested persons are notified of the right under ORS 86.733 to have this proceeding dismissed and the Trust Deed terminated 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 June 10 1980

William L. Sloan Trustee

STATE OF OREGON, County of Clatsop

The foregoing was acknowledged before me on June 11 1980 by WILLIAM L. SLOAN

Clara M. Farnum Notary Public for Oregon — My Commission Expires Feb. 5 1981

Certified to be a true copy:

Attorney for Trustee

STATE OF OREGON, County of Clatsop

Filed for record on June 11 1980 at 1:20 o'clock p.m. and recorded in 10128 page 10128 of mortgages.

Exhibit 354111 Clatsop County Clerk by Barbara Smith Clerk

After recording return to:

WILLIAM L. SLOAN
540 Main St.,
Clatsop Falls, Oregon 97001

Fee: \$5.00