

## TRUSTEE'S NOTICE OF SALE

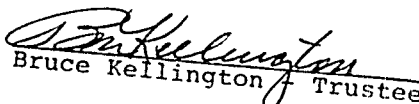
Vol. M87 Page 14152

NOTICE is hereby given that the obligation secured by the trust deed described below is in default, and that the beneficiary has elected to foreclose the trust deed pursuant to ORS 86.705 to 86.795. No action is now pending to recover any part of the debt secured by the trust deed.

Information required by ORS 86.735 and ORS 86.745 is as follows:

1. Grantor: William O. Jones, a single person  
Trustee: Klamath County Title Company  
Successor Trustee: Bruce Kellington, Attorney  
Beneficiary: Town & Country Mortgage, Inc.  
Holder of Beneficial Interest: Associates National Mortgage Corporation
2. Property covered by trust deed:  
Lot 3 in Block 4 of Ewauna Heights Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
3. Trust deed was recorded on June 25, 1986, as No. 62958, Volume M86, page 11099, Mortgage Records, Klamath County, Oregon.
4. Default for which foreclosure is made is the failure to pay the following: The monthly installment of \$421 per month beginning with the installment due November 1, 1986, and monthly installments in the same amount due the 1st day of each month thereafter.
5. The sum owing on the obligation secured by the trust deed is: \$32,274.69, together with interest thereon at the rate of 10% per annum from October 1, 1986, until paid, plus late charges at the rate of \$16.84 per month from and including the month of November 1986, until paid, plus trustee's fees, attorney fees, foreclosure costs and any sums advanced by the beneficiary pursuant to the terms of said trust deed.
6. The beneficiary has and does elect to sell the property to satisfy the obligation. A Notice of Default was recorded in Volume M87, Page 12774 of the Mortgage Records of Klamath County, Oregon.
7. The property will be sold in the manner prescribed by law on January 8, 1988, at 10:30 o'clock a.m., based on the standard of time as established by ORS 187.110, inside the front door of the Klamath County Courthouse, in the City of Klamath Falls, County of Klamath, Oregon.
8. 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 this 22 day of July, 1987.

  
Bruce Kellington, Trustee

14183

AFFIDAVIT OF MAILING NOTICE OF SALE


STATE OF OREGON       )  
County of Jackson    ) ss.

I, Bruce Kellington, being first duly sworn, depose, say and certify that: At all times herein mentioned, I was and now am a resident of the State of Oregon, a competent person over the age of eighteen years and not the beneficiary or his successor in interest named in the attached original notice of sale given under the terms of that certain trust deed described in said notice, and that I am the trustee named therein;

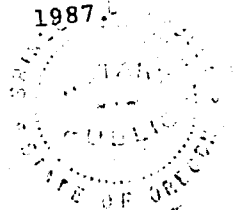
That I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy thereof, by certified mail and first class mail to each of the following named persons at their respective last known addresses:


<u>Name</u>	<u>Address</u>
William O. Jones	P. O. Box 5221 Klamath Falls, Oregon 97601
CP National Corporation	c/o CT Corporation System Registered Agent 800 Pacific Building Portland, Oregon 97204 and District Office P. O. Box 310 Klamath Falls, Oregon 97601

Each of the notices so mailed was certified to be a true copy of the original notice of sale by Bruce Kellington, the trustee named in said notice; each such copy was contained in a sealed envelope with postage thereon fully prepaid, and was deposited by me in the United States Post Office at Medford, Oregon, on the 23 day of July, 1987, each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded, and at least 120 days before the day fixed in said notice by the trustee for the trustee's sale.

  
Bruce Kellington

Subscribed and sworn to before me this 23 day of July,  
1987.



  
Notary Public for Oregon  
My Commission Expires 2-25-91

# SHERIFF'S RETURN OF SERVICE

14184

STATE OF OREGON )  
 ) ss.  
County of Klamath )

Court Case No. \_\_\_\_\_

Sheriff's Case No. 87-2647

I hereby certify that I received on July 27, 1987

the within:

- ( ) Summons & Complaint ( ) Summons & Petition ( ) Summons ( ) Complaint ( ) Petition  
( ) Subpoena ( ) Citation ( ) Order ( ) Motion ( ) Affidavit  
( ) Small Claim ( ) Restraining Order ( ) Order for Appearance of Judgement Debtor  
( ) Writ of Garnishment ( ) Order to Show Cause ( ) Order Waiving Fees and Costs  
(x) TRUSTEE'S NOTICE OF SALE

for service on the within named: Party in Possession, 73 High St.

(x) SERVED Ursula Meyer personally and in person.  
at 73 High St., Klamath Falls, OR

( ) SUBSTITUTE SERVICE - By leaving a true copy with \_\_\_\_\_  
a person over the age of fourteen years, who resides at the place of abode of the within named, at said  
abode: \_\_\_\_\_

( ) OFFICE SERVICE - By leaving a true copy with \_\_\_\_\_  
the person in charge of the office maintained for the conduct of business by \_\_\_\_\_

( ) By leaving a true copy with \_\_\_\_\_ of said corporation.  
( ) OTHER METHOD \_\_\_\_\_

( ) NOT FOUND. After due and diligent search and inquiry, I hereby return that I have been unable to find  
the within named: \_\_\_\_\_ within Klamath County.

All search and service was made within Klamath County, State of Oregon.

DATE AND TIME OF SERVICE OR NOT FOUND: July 27, 1987 6:03 p.m.

TOM DURYEE, Sheriff  
Klamath County, Oregon

By [Signature]  
Deputy

AFFIDAVIT OF NONMILITARY SERVICE

14185

STATE OF OREGON       )  
County of Jackson    ) ss.

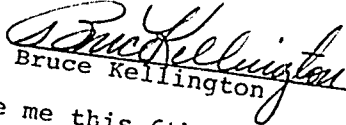
Bruce Kellington, of legal age and being duly sworn, deposes and says:

That he is the trustee herein, who has evoked the power of sale under ORS 86.735 by a Notice of Default and Election to Sell recorded in Volume M87, Page 12774 of the Mortgage Records of Klamath County, Oregon.

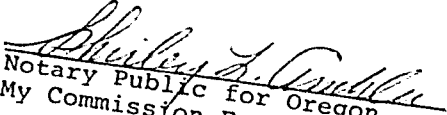
That a true copy of the Trustee's Notice of Sale was served on the following persons on the following dates:

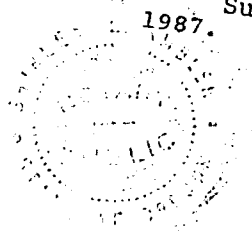
<u>Name</u>	<u>Date of Service</u>
Ursula Meyer	July 27, 1987
William O. Jones	July 23, 1987

That the persons above named were not at the time they were served, nor are they now on active service with any branch of the Armed Services within the provisions of the Soldiers' and Sailors' Civil Relief Act of 1940, as amended, and are not unrepresented minors or incapacitated persons.

  
Bruce Kellington

Subscribed and sworn to before me this 6th day of August, 1987.

  
Notary Public for Oregon  
My Commission Expires 2-25-87



Return to: Bruce Kellington  
15 Newtown Street  
Medford, Oregon 97501

STATE OF OREGON: COUNTY OF KLAMATH:       ss.  
Filed for record at request of Klamath County Title Company the 7th day  
of August A.D. 19 87 at 11:51 o'clock A M., and duly recorded in Vol. M87  
of Mortgages on Page 14182  
FEE \$17.00  
By Evelyn Biehn, County Clerk  
