

79004

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

Vol. 1181 Page 16237

Reference is made to that Trust Deed wherein JAMES W. SMITH and LETHA A. SMITH, husband and wife, is Grantor;
William L. Sisamore, is Trustee; and
KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, is Beneficiary,
 recorded in Official/Microfilm Records, Vol. M81, Page 5889, Klamath County, Oregon,
 covering the following-described real property in Klamath County, Oregon:

Lot 1, Block 13, First Addition to Gatewood, Tract No. 1064, in the
 County of Klamath, State of Oregon.

SEP 8 AM 9 11

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:

\$672.00 due on March 15, 1987 and a like payment due on the 15th day of each month thereafter

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

\$45,789.54 plus interest from February 1, 1987 together with late charges

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 January 18, 1988, at 10:00 o'clock a.m.
 based on standard of time established by ORS 187.110 at 540 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: September 8, 1987.

William L. Sisamore, Trustee

STATE OF OREGON, County of Klamath

The foregoing was acknowledged before me on Sept 8, 1987 by William L. Sisamore ss

Alice L. Sisamore

Notary Public for Oregon — My Commission Expires: Aug. 2, 1991

Certified to be a true copy:

ALICE L. SISAMORE
NOTARY PUBLIC-OREGON
Commission Expires 8-2-91

Attorney for Trustee

STATE OF OREGON, County of Klamath

Filed for record on September 8, 1987 at 9:11 o'clock A.m.
 and recorded in M87 page 16237 of mortgages.

Evelyn Biehn,

County Clerk by

Ann Smith, Deputy

After recording return to:

William L. Sisamore
540 Main St
Klamath Falls, Or. 97601

Fee: \$5.00

CK 5