

ASPEN-T-308771

Vol. 11 Page 17500

INSTRUCTIONS FOR SERVICE OF TRUSTEE'S NOTICE OF SALE UPON OCCUPANT AND PROOF OF SERVICE

TRUSTEE'S INSTRUCTIONS to the person who serves the Trustee's Notice of Sale attached hereto:

STATE OF OREGON

County of Klamath ss.

I, the undersigned, being first duly sworn, depose and say:
I am the Trustee or attorney for the Trustee in the trust deed described in the attached Trustee's Notice of Sale.

You are hereby directed to serve the Trustee's Notice of Sale in the manner in which a summons is served pursuant to ORCP 7D.(2) and 7D.(3), upon the occupant of the property described in said Notice of Sale.

The name of the person to be served, if known, and the property address of the property described in said trust deed, are as follows:

NAME OF PERSON TO BE SERVED
(If unknown, so state)

PROPERTY ADDRESS

Laurie R. Lewis or
Occupant

7239 Hagar Way
Klamath Falls, Oregon 97603

FILED
MAY 20 11 34 AM '87
CLERK OF DISTRICT COURT
JUDICIAL DISTRICT NO. 1
Klamath Falls, Oregon

If the occupant is indicated as "unknown" or if you find the property at said address to be occupied by other than the person named, then you are instructed to serve the person or persons whom you find to be occupying said property.

Service should be made by May 29, 1987, which is 120 days before the date fixed for the sale in the attached notice. If you have not made service by that date, and the property appears occupied, persist in making service until it has been accomplished.

As used herein, the singular includes the plural, trustee includes successor trustee, and person includes corporation and any other legal or commercial entity.

ASPEN TITLE & ESCROW, INC.

Successor

Subscribed and sworn to before me this 18th day of May, 1987.

Jandia Handscher
Notary Public for Oregon. My commission expires: 7/23/89

The original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

TRUSTEE'S INSTRUCTIONS AND PROOF OF SERVICE UPON OCCUPANT OF TRUSTEE'S NOTICE OF SALE

(120-Day Notice per ORS 86.750(1))

RE: Trust Deed from
Laurie R. Lewis

Grantor

To
Aspen Title & Escrow, Inc.

Successor Trustee

600 Main Street
214 Klamath Falls, Oregon 97601

STATE OF OREGON,
County of ss.

I certify that the within instrument was received for record on the day of, 1987.

at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/reception No.

Record of Mortgages of said County.
Witness my hand and seal of
County affixed.

By Deputy

BOOK OF SERVICE

SHERIFF'S RETURN OF SERVICE

17501

STATE OF OREGON)
) ss.
 County of Klamath)

Court Case No. _____

Sheriff's Case No. 87-1766

I hereby certify that I received on May 20, 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: Laurie R. Lewis or Occupant

(x) SERVED Laurie R. Lewis
 at 7239 Hager Way, Klamath Falls, OR personally and in person.

(x) SUBSTITUTE SERVICE - By leaving a true copy with Laurie R. Lewis for Theresa Coble, other Occupant
 a person over the age of fourteen years, who resides at the place of abode of the within named, at said
 abode: ABOVE

() 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: May 21, 1987 11:40a.m.

TOM DURYEE, Sheriff
 Klamath County, Oregon

By [Signature] Deputy

F-30877

TRUSTEE'S NOTICE OF SALE

17502

Reference is made to that certain trust deed made by LAURIE R. LEWIS

MOUNTAIN TITLE COMPANY OF KLAMATH COUNTY
in favor of PETER SUKRAW, SALLY GEORGE, TRUDY SCHMIDLI and GLORIA TUCKER, **, as grantor, to
dated July 9, 19 86, recorded July 24, 19 86, in the mortgage records of
Klamath County, Oregon, in book/record No. M-86, at page 12975, as beneficiary,
property situated in said county and state, to-wit:

Lots 11, 12, 13 and 14, HAGER ACRES, in the County of Klamath
State of Oregon.

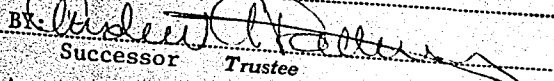
Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured
by said trust deed and a notice of default has been recorded pursuant to Oregon Revised Statutes 86.735(3); the de-
fault for which the foreclosure is made is grantor's failure to pay when due the following sums:
Monthly installments of principal and interest due for the months of November and
December of 1986, January, February, March, April and May of 1987, in the amounts
of \$375.30 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:
\$36,895.49 plus interest and late charges, thereon from November 13, 1986, at
the rate of NINE (9%) PER CENT PER ANNUM until paid and all aums expended by
the Beneficiary pursuant to the terms and provisions of the Note and Trust Deed.

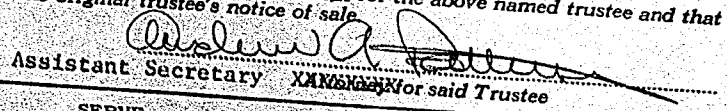
WHEREFORE, notice hereby is given that the undersigned trustee will on September 28, 19 87,
at the hour of 10:00 o'clock, A.M., in accord with the standard of time established by ORS 187.110, at
Aspen Title & Escrow, Inc., 600 Main Street
in the City of Klamath Falls, County of Klamath, State of Oregon, 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 execution by him of the said trust deed, together with any interest which the
grantor or his successors 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 payment to the beneficiary
of the entire amount then due (other than such portion of the principal as would not then be due had no default
occurred) and by curing any other default complained of herein that is capable of being cured by rendering the perform-
ance required under the obligation or trust deed, and in addition to paying said sums or tendering the perform-
ance 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 singular includes the
plural, the word "grantor" includes any successor in interest to the grantor as well as any other person owing an obli-
gation, the performance of which is secured by said trust deed, and the words "trustee" and "beneficiary" include their
respective successors in interest, if any.

DATED May 13, 19 87

ASPEN TITLE & ESCROW INC.

BY 
Successor Trustee

State of Oregon, County of Klamath ss: Assistant Secretary
I, the undersigned, certify that I am the attorney for the above named trustee and that
the foregoing is a complete and exact copy of the original trustee's notice of sale


Assistant Secretary for said Trustee

If the foregoing is a copy to be served pursuant to
ORS 86.740 or ORS 86.750(1), fill in opposite
the name and address of party to be served.

SERVE:

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Company the 25th day
of September A.D. 19 87 at 3:58 o'clock P.M., and duly recorded in Vol. M87
of Mortgages on Page 17500

FEE \$13.00

Evelyn Biehn, County Clerk
By 