

Reference is made to that Trust Deed wherein JOSEPH P. GORALKA and DONNA GORALKA, tenants by the entirety William L. Sisemore, is Grantor; Klamath First Federal Savings and Loan Association, is Trustee; and M88 and Page 19739 & 12981, is Beneficiary, recorded in Official/Microfilm Records, Vol. M88, Page 19739 & 12981 Klamath County, Oregon, covering the following-described real property in Klamath County, Oregon:

Lot 2 Block 4 First Addition to Kelene Gardens, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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: \$378.00 due January 1, 1988, and a like sum each month thereafter; and \$38.11

due on April 25, 1988 and a like sum monthly thereafter.

The sum owing on the obligation secured by the trust deed is: \$32,464.17 plus interest at the rate of 10.250% from December 1, 1987, plus late charges together with \$1,470.14 plus interest at the rate of 16.300, plus late charges and attorney fees.

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 October 27, 19 88, at 10:00 o'clock A.m. based on standard of time established by ORS 187.110 at 540 Main St., 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: June 17, 19 88.

William L. Sisemore, Trustee

STATE OF OREGON, County of _____ ss

The foregoing was acknowledged before me on June 17, 19 88 by William L. Sisemore,

Charles M. Farley Notary Public for Oregon — My Commission Expires: Feb. 5, 19 89

Certified to be a true copy:

Attorney for Trustee

STATE OF OREGON, County of Klamath ss
Filed for record on June 17, 19 88 at 10:26 o'clock A.m.
and recorded in M88 page 9366 of mortgages.

Evelyn Biehn Klamath County Clerk by Georgia McCaskey, Deputy

After recording return to:

Wm. L. Sisemore
540 Main St
Klamath Falls, Or. 97601