No. 87-NOTICE OF DEFAULT AND ELECTION TO SELL Oregen Trust D	112.00 TUTT SALAT BACK 9345
amath Falls, Oregon 97691	Vol. Mgg. Page 3343
SS 30 CHANNY NOTICE OF DEFAI	ULT AND ELECTION TO SELL
VELCEN NUMERICAN AND A STATE OF THE ADDRESS OF THE	Joby Earle G. MilDraul allo builded to the
Reference is made to that certain trust deed ma	ade by Earle G. Milbradt and Ruth A. Milbradt, as grantor, to
Insuana Maal G.	Buchanan as successory
Steve W Wilson and Doris C.	Buchanan as successor) Wilson, husband and wife, Stober 11th, 19.78, in the mortgage records of 22707, or as
avor of	October 11th,
County; Oregon, in book	
the internet for the formation in the second s	- 있는 것 같은 것 같
operty situated in said county and	the the official plat thereof on
	K, according to the official plat thereof on y Clerk of Klamath County, Oregon.
MOLFile Gin the office of the Count	y Clerk of Klamath County, Oregon.
new second s	1 M) commission expines: (16.4L)
Mr Kanin ssien expires - D/16/92	Netary Public In Dregan M) community and a
SEAL) Notary Public Tor Cregon	2월 18일 등 동안에 가지 않았다. 이 방법에서 여러 대한 것이라고 <u>있다.</u> 이 가장님께 가지 않는 것이 가지 않는 것이 나라 있다. 것 같은
	corporation) on tabled of the exponences
Real G. Cuchanan, successor trustee	a nordaut, uni hy
The large sing margines, was acknowledged before methics IBUR Bay CT June 19 BS, by first R Chick	요즘 에 방법적인 것 같아요. 방법적인 것은 것은 것은 것은 것은 것은 것 같아요. 가지 않는 것 같이 없을 것 같아.
The service instrument way acknowledged in	The forst day incrument was a start of the pone in the
	taments of the trust deed by the trustee or by the beneficially
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17034 9346 Other than as shown of record, neither the said beneficiary nor the said trustee has any actual notice of any person having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the interest of the trustee in the trust deed, or of any successor, in interest to the grantor or of any lessee or other person in possession of or occupying the property, except: Earle G. and Ruth A. Milbradt mendus we comband the Fee Owner's Trust Deed Grantor and 36701 Southeast Tracy, Road with the execution of the tractice of the context of the context of the tractice of the context of the tractice of the context of the context of the tractice of the context of the conte a Estacada, Oregon. 97023, puttor for cash the interest in the sund decemped biobers. After the sentire san er Notice hereby is given that the beneficiary and trustee, by reason of said default grave it and not do hereby elect to foreclose said trust deed by advertisement and sale pur junt to ORS \$5,705 to \$6,705, and trust elect to be wright a foreclose said trust deed by advertisement and sale pur junt to ORS \$5,705 to \$6,705, and trust elect to be wright a foreclose said trust deed by advertisement and sale pur junt to ORS \$5,705, to \$6,705, and trust elect to be wright a foreclose said trust deed by advertisement and sale pur junt to ORS \$5,705, to \$6,705, and trust elect to be wright a second same said trust of the trust of the second sale purchase to be wright a second same said trust of the second same second s Interim Trustee in Bankruptcy Trustee in bankruptcy for 330 Pacific Building Trust Deed Grantor 520 S.W. Yamhill Street Portland, Oregon 97204 668 Unpaid real powerty taxes totalling \$1,016.52 plus interest De MIGU 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 tendering the performance required under the obligation or trust deed; and in addition to paying said sums or tendering the performance 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 86.75391 property taxes due for tax years 1983 and whereafter 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 obligation, the performance of which is secured by said trust deed, and the words "trustee" and "beneficiary" include their Bation, the performance of which is secured by said trust deed, and the words "trustee" and "beneficiary include their respective successors in interest, if any: "Butch backgotte is prime a bruch of the second o the depty of any part theread now remaining secured by the Trusteel dood, or Benchasky (State which) or counties in which the above described real property is situate; further, that be action has been tenthe feature recover the dubt for any one theorem remained sections has a Line activities that as the dubt for any one theorem remained sections has a Line activities that as the dubt for any one theorem remained sections has a Line activities that as the dubt for any one theorem remained sections has a Line activities that as the dubt for an interval of the dubt for any one theorem remained sections has a Line activities that as the dubt for any one theorem remained sections to a Line activities that are activities to a line activities the dubt for a line activities to a line activities the dubt for a section of the dubt for a line activities to a line activitities to a lint ³ [II, the inpart of the above is alternormalize, because (1012) of DUBLETE 12 21 MULES (10 STATE OF OREGON, County of ME County of Klamath The foregoing instrument was acknowledged before me this The loregoing instrument was acknowledged before , 19....., by me this 15th day of June , 19 88, by president, and by Neal G. Buchanan, successor trustee secretary of ····· corporation, on behalf of the corporation. Notary Public for Oregon (SEAL) Notary Public for Oregon Mf Continission expires: 6/16/92 My commission expires: (SEAL) NOTICE OF DEFAULT AND COMITY CLORE OF KINNELD CSTATE OF OREGON. ELECTION TO SELL DONDE 324 BYGR 9 10 FUG & County of Mamath ALCING, STEVENS-NESS LAW PUB. CO., PORTLAND, OR Re: Trust. Deed From Was received for record on the BARLE IG. MILBRADT and RUTH A. Was received for recorded and a RUTH A. RUT I certify that the within instru-Rei Trust Deed From hannahart hecebirou MILBRADT, husband and wife MILBRADT, husband and wife, Grantor, MOLINITATION TO TO TO THE SERVED STREET TO TO THE SERVED STREET TO TO THE SERVED STREET S MOUNTAIN TITLE COMPANY 1691 21 RECAMER'S USE microfilm/reception No. 88302 Metercore is many in the Trusteer | if good bunge p). Record of Mortgages of said county. Witness my hand ami seal of AFTER RECORDING RETURN TO County attixed. NEAL, G., BUCHANAN HOUC OF DEFAULT AND SLECTION TO SEE Evelyn Biehn 601 Main Street, Suite 215 County Clerk Klamath Falls, Oregon 97601 NAME INDEXED By Semitla TITLE Fee:\$13.00 FORIG MA. ARI- - MOTICE OF DEFAULS AND SLECTION TO SEET - Dirgon That Dave Series CHU Deputy

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, Sarah L. Parsons, Office Manager being first duly sworn, depose and say that I am the principal clerk of the publisher of Herald and News the

a newspaper of general circulation, as defined by Chapter 193 ORS, printed and published at Klamath Falls in the aforesaid county and state; that the_ #049 Trustees sale-Milbradt

was published	in the entire issue of said
newspaper	for <u>four</u>
(<u>4</u> insertion	s) in the following issue s:
<u>Aug. 16, 19</u> Aug. 23, J	같은 사람은 물건 전에 다 집에 들어나 물을 받

1988 Sept. 6,

	and the second secon	
Total Cos	\$258.40	
Darak	, L. Parsons	
Subicribe	d and sworn to before	me this <u>6</u> <u>1988</u>
day of	A Sépt.	6
Hel	hat ac	Public of Oregon
<u> </u>		12 1920
My commi	ssion expires	<u> </u>
	지수는 것이 많다. 고민이는 것이는 것은 것이다.	

TRUSTEE'S NOTICE OF SALE Reference Is made to that certain trust deed made by EARLE G will BRADT and RUTH A: MILBRADT, husband and wife, as grantor, to MOUNTAIN TITLES COMPANY (INEALS G BUCHANAN AS SUCCESSOR) as trustee, in favor of STEVE'W! WILSON and DORIS C WILSON, husband and wife, as beneficiary, dated September 27th, 1798, recorded October 11th, 1978, in the mortgage records of Klamath County, Oregon, in book/reclivolume No. M 78 at page 2707, as ter/file/instrument/microfilm/ reception No. 5688, covering the following described real property situated in said county and state to with

and state; to wit: Lot 14, 15, 16 in PONDEROSA PARK: according to the official plat thereof on file in the office of the County Clerk of Klamath County 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 Statties 86.735(13): the default for which the foreclosure is made is grantor's failure to pay when due the following sums: Payments in, the amount of \$75.00 due on November 1, 1994 with like payments due the first day of each month thereafter, longthar with late charges of 54.30 per month for each of said months.

Real property taxes due for tax years 1983 and The said Notice of Default and Election to Sell (a copy of which is attached hereto) was recorded at Volume M 88, Page 3345, Records of Klamath County, Oracci.

Said described real property which the grantor had or had power to convey at the time of the ex-ecution by him of the said trust deed, together, with any interest which the grantor or his suc-cessors in interest acquired after the execution of said trust deed, to isatisfy 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 86.728 has the right, at any time prior to five days before the totale last set for the sale, to have the foreclosure, proceeding dismissed and the trust deed reinstated by pay-ment to the beneticary 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 or paying said sums of the default is a defined by paying and there in that is capable of being cured by render-ing the performance required under the obliga-tion or trust deed, and in addition to paying said sums of the endering the performance necessary to cure the default, by paying all costs and ex-penses actually incurred in enforcing the obliga-tion and trust deed, together with truster's and attorney's fees not exceeding the amounts pro-vided by said ORS 86.733. In construing this notice, the masculine gender includes the plural, the word "grantor" in-cludes any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said rust deed, the words "trustee" and "beneficiary" include their respective successors in interest, it any. DATED June 28, 1988 Neal Buchanan

DATED June 28, 1988 Neal Buchanan #049 Aug. 16, 23, 30, Sept. 6, 1988

STATE OF OREGON, SS County of Klamath

Filed for record at request of:

on this		Buchan		A.D., 1	9 <u>88</u>
at	11:26 	OT <u>MOT</u>		lerk	
Fee	By ≦ \$33.00	Zaulie	<u>u nqi</u>	<u>iccinal</u>	Deputy.