

93607

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

Vol. 288 Page 18899

Reference is made to that Trust Deed wherein GARY LEE FANNING and SANDRA E. FANNING,  
MICHAEL C. MILLER, Successor Trustee husband and wife, \_\_\_\_\_, is Grantor;  
FOREST PRODUCTS FEDERAL CREDIT UNION \_\_\_\_\_, is Trustee; and  
 recorded in Official/Microfilm Records, Vol. M86, Page 1526, \_\_\_\_\_, is Beneficiary,  
 covering the following-described real property in \_\_\_\_\_ Klamath County, Oregon,  
 \_\_\_\_\_ Klamath County, Oregon:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

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:  
 August 10, 1988 monthly payment of \$218.78 (there was a \$10 credit from the month before);  
 September 10, 1988 monthly payment of \$228.78; October 10, 1988 monthly payment of \$228.78

The sum owing on the obligation secured by the trust deed is: \$9,673.72 as of this date

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 March 28, 1989, at 10:00 o'clock a. m.  
 based on standard of time established by ORS 187.110 at Klamath County Courthouse, 316 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: October 27, 1988.

Michael C. Miller Successor \_\_\_\_\_, Trustee  
 Michael C. Miller

STATE OF OREGON, County of Klamath

The foregoing was acknowledged before me on October 27, 1988 by Michael C. Miller, Successor Trustee ss

Wendy Young Notary Public for Oregon — My Commission Expires: 8/31/, 1991  
 Certified to be a true copy:

Attorney for Trustee

STATE OF OREGON, County of \_\_\_\_\_  
 Filed for record on \_\_\_\_\_ ss  
 and recorded in \_\_\_\_\_ page \_\_\_\_\_ of mortgages. \_\_\_\_\_, 19\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_ m.

\_\_\_\_\_, County Clerk by \_\_\_\_\_, Deputy

After recording return to:

93 NOV 7 PM 4 30

A tract of land situated in a portion of Lot 43, Block G, HOMECREST, a duly recorded subdivision in Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Easterly right of way line of Crest Street and the West line of said Lot 43, from which the Southwest corner of said Lot 43 bears South 00° 06' 23" West 75.00 feet; thence North 00° 06' 23" East along said Easterly right of way line 16.00 feet; thence South 89° 53' 37" East, parallel with the South line of said Lot 43, 298.78 feet to the Easterly line of said Lot 43; thence South 00° 04' 34" West 91.00 feet to the Southeast corner of said Lot 43; thence North 89° 53' 37" West along the South line of said Lot 43, 166.61 feet, more or less, to a point South 89° 53' 37" East 132.21 feet from the Southwest corner of said Lot 43; thence North 00° 06' 23" East, parallel with the West line of said Lot 43, 75.00 feet; thence North 89° 53' 37" West 132.21 feet to the point of beginning, with bearings based on the recorded survey map of said Minor Land Partition No. 32-85.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Michael C. Miller  
 of Nov. A.D., 19 88 at 4:30 o'clock P.M., and duly recorded in Vol. M88  
Mortgages on Page 18899,  
 Evelyn Biehn  
 By Quinn Miller County Clerk

FEE \$13.00

EXHIBIT A

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