

9629

AMENDED

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

Vol. 1789

Page 25214

Reference is made to that Trust Deed wherein Richard L. Reiling and Yvonne M. Reiling, husband and wife, is Grantor;
William L. Sisemore, is Trustee; and
Klamath First Federal Savings and Loan Association, is Beneficiary,
 recorded in Official/Microfilm Records, Vol. M77, Page 14642 Klamath County, Oregon,
 covering the following-described real property in Klamath County, Oregon:

Beginning at the Southeast corner of Section 36, Township 39 South, Range 9 E.W.M.; thence North 0°14' East 33.5 feet; thence North 89°52' West 1286.5 feet to the true point of beginning of this description; thence North 89°52' West 102 feet; thence North 0°14' East 100.0 feet; thence North 89°52' West 100.0 feet; thence South 0°14' West 100.0 feet; thence North 89°52' West 17.0 feet; thence North 0°14' East 574.2 feet; thence South 89°57' East 219.0 feet; thence South 0°14' West 574.5 feet to the place of beginning.

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:

Instalment due November 20, 1988, in the amount of \$797.00, and each successive month thereafter.

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

\$71,767.90, plus interest at the rate of 10.75% per annum from June 1, 1989, plus 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 2, 1990, at 10:15 o'clock A.m. based on standard of time established by ORS 187.110 at 540 Main St., #301 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: July 6, 1989

William L. Sisemore, Trustee

STATE OF OREGON, County of Klamath

The foregoing was acknowledged before me on July 6, 1989 by William L. Sisemore

William L. Sisemore

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

89 DEC 29 PM 3 11

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

25215

STATE OF OREGON, County of Klamath, ss:

I, William L. Sisemore

being first duly sworn, depose, and say and certify that:
At all times hereinafter mentioned I was and now am a resident of the State of Oregon, a competent person over the age of eighteen years and not the beneficiary or his successor in interest named in the attached original notice of sale given under the terms of that certain trust deed described in said notice.

I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy thereof by both first class and certified mail with return receipt requested to each of the following named persons (or their legal representatives, where so indicated) at their respective last known addresses, to-wit:

NAME	ADDRESS
Gretchen A. Barnett	2506 Homedale, Klamath Falls, OR 97603
Richard L. Reiling	32720 Berlin Rd., Lebanon, OR 97355
Yvonne M. Reiling	32720 Berlin Rd., Lebanon, OR 97355
John T. Barnett	6995 Old Midland Rd., Klamath Falls, OR 97603
Leasing Service Corp.	P.O. Box 25388, Portland, OR 97225
Leasing Service Corp.	c/o Patrick W. Wade, 101 E. Broadway, Suite 302 Eugene, OR 97401
Carter-Jones Collection Service	1143 Pine, Klamath Falls, OR 97601

Said persons include (a) the grantor in the trust deed, (b) any successor in interest to the grantor whose interest appears of record or of whose interest the trustee or the beneficiary has actual notice, (c) any person, including the Department of Revenue or any other state agency, having a lien or interest subsequent to the trust deed if the lien or interest appears of record or the beneficiary has actual notice of the lien or interest, and (d) any person requesting notice, as required by ORS 86.785.*

Each of the notices so mailed was certified to be a true copy of the original notice of sale by.....
William L. Sisemore....., attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on September 1, 1989. With respect to each

person listed above, one such notice was mailed with postage thereon sufficient for first class delivery to the address indicated, and another such notice was mailed with a proper form to request and obtain a return receipt and postage thereon in the amount sufficient to accomplish the same. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded.

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

William L. Sisemore

Subscribed and sworn to before me this 1st day of September, 1989

Cloner M. Farley
Notary Public for Oregon. My commission expires 2-5-93

* More than one form of affidavit may be used when the parties are numerous or when the mailing is done on more than one date.

PUBLISHER'S NOTE: An original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

RE: Trust Deed from

Grantor

TO

Trustee

AFTER RECORDING RETURN TO

William L. Sisemore
540 Main St.,
Klamath Falls, OR 97601

(DON'T USE THIS SPACE: RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED)

STATE OF OREGON,

County of } ss.

I certify that the within instrument was received for record on the day of , 19 , at o'clock M., and recorded in book/reel/volume No. on page or as fee/title/instrument/microfilm/reception No. .
Record of Mortgages of said County.

Witness my hand and seal of County affixed.

By Deputy

SHERIFF'S RETURN OF SERVICE

25216

STATE OF OREGON)

County of Klamath) ss.

Court Case No. _____

Sheriff's Case No. 89-2161

I hereby certify that I received on July 6, 1989 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) TRUSTEES NOTICE OF DEFAULT AND ELECTION TO SELL AND OF SALE

for service on the within named: JOHN T. BARNETT

(X) SERVED JOHN T. BARNETT personally and in person.
 at 6995 Old Midland Rd., Klamath Falls, OR

() SUBSTITUTE SERVICE - By leaving a true copy with _____
 a person over the age of fourteen years, who resides at the place of abode of the within named, at said
 abode: _____

() 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.

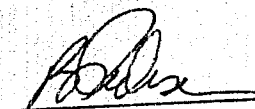
() OTHER METHOD _____

() 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: July 10, 1989 12:35 p.m.

Carl R. Burkhart, Sheriff
 Klamath County, Oregon

By  Deputy

Affidavit of Publication

25217

STATE OF OREGON,
COUNTY OF KLAMATH

ss.

I, Deanna Azevedo, Office Manager

being first duly sworn, depose and say that
I am the principal clerk of the publisher of
the Herald and News

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

LEGAL #934

TRUSTEE'S NOTICE OF DEFAULT

AND ELECTION TO SELL AND OF

SALE

a printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for FOUR

~~SINCE THE FIRST PUBLICATION OF THIS NOTICE~~

(4 insertion s) in the following issue : ---

JULY 24, 1989

JULY 31, 1989

AUGUST 7, 1989

AUGUST 14, 1989

Total Cost: \$157.76

Deanna Azevedo

Subscribed and sworn to before me this 14
day of AUGUST, 19 89

[Signature]
Notary Public of Oregon

My commission expires 1990

(COPY OF NOTICE TO BE PASTED HERE)

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

Reference is made to that Trust Deed, wherein
Richard L. Reiling and Yvonne M. Reiling, his
band and wife, is Grantor; William L. Siermore,
is Trustee; and Klamath First Federal Savings
and Loan Association, is Beneficiary, recorded
in Official/Alcorwin Records, Vol. M77, Page
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following described real property in Klamath
County, Oregon:

Beginning at 114 Southeast corner of Section 36,
Township 39, South, Range 19, E.W.M., thence
North 0914' East 33.5 feet; thence North 8952'
West 1286.5 feet to the true point of beginning of
this description; thence North 6952' West 102
feet; thence North 0914' East 100.0 feet; thence
North 8952' West 100.0 feet; thence South 0914'
West 100.0 feet; thence North 8952' West 17.0
feet; thence North 0914' East 574.2 feet; thence
South 8952' East 219.0 feet; thence South 0914'
West 574.2 feet to the place of beginning.

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: installment due November 20, 1988,
in the amount of \$797.00, and each successive
month thereafter.

The sum owing on the obligation secured by the
trust deed is: \$21,767.90, plus interest at the rate
of 10.75% per annum from June 1, 1989, plus late
charges, plus trustee's fees, attorney's fees, and
foreclosure costs, and any sums advanced by
beneficiary pursuant to the terms of said trust
deed.

Beneficiary has and does elect to sell the prop-
erty to satisfy the obligation pursuant to ORS
86.705 to 86.795.

The property will be sold as provided by law on
November 15, 1989, at 10:15 o'clock a.m. based on
standard of time established by ORS 187.110
at 540 Main St., #301, 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 oc-
curred, together with costs, trustee's and at-
torney's fees, and by curing any other default
complained of in this Notice, at any time prior to
five days before the date set for sale.

Dated: July 6, 1989
1989 July 26, 31, Aug 7, 14, 1989

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

on this 29 day of Dec, A.D., 19 89
at 3:11 o'clock P. M. and duly recorded
in Vol. M89 of Mrgs Page 25214
Evelyn Biehn County Clerk
By Bernetha H. Helton Deputy.

Fee, 23.00