

17038

Vol. m90 Page 13179

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

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 #1633

TRUSTEES NOTICE

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

(4 insertions) in the following issues:

MAY 14, 1990

MAY 21, 1990

MAY 28, 1990

JUNE 4, 1990

Total Cost: \$258.40

Subscribed and sworn to before me this 4TH

day of JUNE, 1990

Rita Dack
Notary Public of Oregon

My commission expires June 15, 1994

(COPY OF NOTICE TO BE PASTED HERE)

June 14, 1990, recorded June 14, 1990, in the
mortgage records of Klamath County, Oregon,
in volume 1803 at page 981, covering the fol-
lowing described real property situated in said
county and state, to-wit: Lot 6 in Block 42 of HOT SPRINGS ADDITION to
the City of Klamath Falls, according to the of-
ficial plat thereof on file in the office of the Coun-
ty 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 Statutes 86.735(3); the default
for which the foreclosure is made is grantor's
failure to pay when due the following sums: Real
property taxes for the year 1984 in the amount of
\$38.16 plus accrued interest; taxes for the year
1987 in the amount of \$63.93 plus accrued inter-
est; taxes for the year 1988 in the amount of
\$459.42 plus accrued interest; and taxes for the
year 1989 in the amount of \$713.85 plus accrued
interest.
By reason of said default the beneficiary has
declared all sums owing on this obligation
secured by said trust deed immediately due and
payable, said sums being the following: to-wit:
\$23,454.81 plus accrued interest from April 10,
1990, plus real property taxes for the year 1986 in
the amount of \$381.16 plus accrued interest;
taxes for the year 1987 in the amount of \$636.93
plus accrued interest; taxes for the year 1988 in
the amount of \$459.42 plus accrued interest; and
taxes for the year 1989 in the amount of \$713.85
plus accrued interest.
WHEREFORE, notice hereby is given that the
undersigned trustee will on September 19, 1990,
at the hour of 10:00 o'clock A.M. record with
the clerk of the County of Klamath, Oregon, at
Klamath County Courthouse front steps, 318
Main Street in the City of Klamath Falls, County
of Klamath, State of Oregon, sell at public auc-
tion 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, to
satisfy the foregoing obligations thereby secured,
and the costs and expenses of sale, including a
reasonable charge by the trustee. Notice is fur-
ther given that any person against whom ORS 86.733
has the right at any time prior to five days be-
fore 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 por-
tion 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 re-
quired 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
86.733.

In construing this notice, the masculine gender
includes the feminine and the neuter, the singu-
lar 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 trust
deed, and the words "trustee" and
"beneficiary" include their respective suc-
cessors in interest, if any.

DATED May 7, 1990
Richard Fairclough, Trustee
State of Oregon, County of Klamath ss:
I, the undersigned, certify that I am the attorney
or one of the attorneys for the above named
trustee and that the foregoing is a complete and
exact copy of the original trustee's notice of sale.
Richard Fairclough, Attorney for said Trustee
#1633 May 14, 29, June 4, 1990

TRUSTEE'S NOTICE OF SALE
Reference is made to the certain trust deed
made by BRADLEY L. SPIRES and RICK V.
LANE BRIDGES as grantors to KLAMATH
COUNTY TITLE COMPANY as trustee, in
favor of CLARA S. GATES as beneficiary, dated

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Proctor & Fairclough

on this 3rd day of July A.D. 1990
at 2:57 o'clock P.M. and duly recorded
in Vol. M90 of Mortgages, Page 13179.

Evelyn Biehn
By Deanna Azevedo
County Clerk
Deputy.

Fee, \$8.00

Return: Proctor & Fairclough
280 Main, Klamath Falls, Or. 97601