

15454

34631 **TRUSTEE'S NOTICE OF DEFAULT Vol. m90 Page 102** **AND ELECTION TO SELL AND OF SALE** 20349

Reference is made to that Trust Deed wherein MICHAEL C. MC MILLEN AND NENA C. MC MILLEN, HUSBAND
AND WIFE, Is Grantor;
ASPEN TITLE, Is Trustee; and
TRANSAMERICA FINANCIAL SERVICES, Is Beneficiary,
 recorded in Official Microfilm Records, Vol. M-84, Page 15728 Klamath County, Oregon,
 covering the following-described real property in Klamath County, Oregon:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

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:
 Monthly installments of principal and interest due for the months of February, 1990
 in the amount of \$337.21, and installments due for the months of March, April, May,
 and June, 1990, in the amounts of \$335.00 each; subsequent installments of like amounts;
 and subsequent amounts for assessments due under the terms and provisions of the Note
 and Trust Deed.
 The sum owing on the obligation secured by the trust deed is:
 \$431.86 plus interest and late charges, thereon from March 7, 1990, at the rate
 of EIGHTEEN AND ONE-HALF (18.5%) PER CENT PER ANNUM until paid, and all sums expended
 by the Beneficiary pursuant to the terms and provisions of the Note and Trust Deed,
 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 88.705 to 88.795.

The property will be sold as provided by law on October 15, 19 90, at 10:00 o'clock A. m.
 based on standard of time established by ORS 187.310 at ASPEN TITLE & ESCROW, INC., 525 Main
Street, Klamath Falls, Klamath County, Oregon.

Interested persons are notified of the right under ORS 88.723 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
 ten days before the date last set for sale.

ASPEN TITLE & ESCROW, INC.

By: [Signature], Trustee

Date: May 30, 19 90

STATE OF OREGON, County of Klamath, ss

Notary Public for Oregon -- My Commission Expires: 7/23, 19 93

Witnessed and acknowledged before me on May 30, 19 90 by ANDREW A.

WATSON, ASSISTANT SECRETARY FOR ASPEN TITLE & ESCROW, INC.

[Signature] Assistant Secretary Attorney for Trustee

Original is true copy:

FILED FOR RECORD ON May 30, 19 90 at 10:00 o'clock A. m.

and recorded in page of mortgages.

County Clerk by [Signature], Deputy

After recording return to:

EXHIBIT "A"

The SW $\frac{1}{4}$ of Section 21, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point in the center line of Morningside Lane, a 40 foot roadway from which the Northwest corner of the SW $\frac{1}{4}$ of Section 21, Township 39 South, Range 9 East of the Willamette Meridian bears South 88° 50' West along the center line of the said Morningside Lane, 1115.0 feet, and North 0° 10' East along the Westerly boundary of the said Section 21, 858.0 feet, and running thence North 0° 10' East 261.7 feet; thence South 89° 40' East 320.0 feet; thence South 0° 10' West 253.4 feet, more or less, to a point in the said center line of Morningside Lane; thence South 88° 50' West 320.00 feet, more or less, to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 30th day
of May A.D. 19 90 at 11:29 o'clock A.M., and duly recorded in Vol. M90
of Mortgages on Page 10272

FEE \$13.00

Evelyn Biehn County Clerk

By Pauline Mullender

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 8th day
of Oct. A.D. 19 90 at 2:22 o'clock P.M., and duly recorded in Vol. M90
of Mortgages on Page 20347

FEE \$13.00

Evelyn Biehn County Clerk

By Pauline Mullender