

# 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 #2139

HOFFMAN

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:

OCTOBER 30, 1990

NOVEMBER 6, 1990

NOVEMBER 13, 1990

NOVEMBER 20, 1990

Total Cost: \$258.40

Deanna Azevedo

Subscribed and sworn to before me this 20TH  
day of NOVEMBER 19 90

[Signature]  
Notary Public of Oregon  
My commission expires 15 94

Return: Francis & Martin  
1199 NW Wall St.  
Bend, Or. 97701

## TRUSTEE'S NOTICE OF SALE (RE)

(C) Reference is made to that certain trust deed made by GERALD L. BROWN, as grantor, to BEND TITLE COMPANY, original trustee, then C.E. FRANCIS, successor trustee, as trustee, in favor of NORMAN HOFFMAN and MAVIS L. HOFFMAN, as beneficiary, dated October 5, 1989, recorded October 9, 1989, in the mortgage records of Klamath County, Oregon, in microfilm No. M89 19030, covering the following described real property situated in said county and state, to-wit:

Lot 6, Block 5, RIVER PINE ESTATES, 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 Statutes 86.735(3); the default for which the foreclosure is made is grantor's failure to pay when due the following sums: Failure to make payment in the amount of EIGHT HUNDRED SEVENTY and 38/100 DOLLARS (\$870.38) due March 10, 1990, and a like payment the 10th day of every month thereafter. Failure to pay the 1989-90 taxes in the amount of TWO HUNDRED FIFTY-FOUR AND 21/100 DOLLARS (\$254.21) plus interest thereon. By reason of said default the beneficiary has declared all sums owing on the obligation secured by said trust deed immediately due and payable, said sums being the following, to-wit: The principal sum of SIX THOUSAND EIGHT HUNDRED EIGHTY AND NO/100 DOLLARS (\$6,880.00) plus interest at the rate of \$1.849 per diem from February 10, 1990, forward. Taxes for 1989-90 in the amount of TWO HUNDRED FIFTY-FOUR AND 21/100 DOLLARS (\$254.21) plus interest thereon.

WHEREFORE, notice hereby is given that the undersigned trustee will, on December 19, 1990, at the hour of two o'clock, P.M., in accord with the standard of time established by ORS 187.110, at the front entrance of the Klamath County Courthouse, in the City of Klamath Falls, County of Klamath, State of Oregon, sell at public auction 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 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 86.753.

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 respective successors in interest, if any.

DATED August 16, 1990  
C.E. FRANCIS, Trustee  
State of Oregon, County of Deschutes 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.  
C.E. Francis  
Attorney for said Trustee  
#2139 Oct. 30, Nov. 6, 13, 20, 1990

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Francis & Martin  
on this 10th day of Dec. A.D., 19 90  
at 12:04 o'clock P M. and duly recorded  
in Vol. M90 of Mortgages Page 24435  
Evelyn Biehn, County Clerk  
By Pauline Mullendore Deputy.

Fee, \$8.00