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Richard M, Kowalis and Betty Jean recorded in Official/Microfilm Records, Vol.	Kowalis, M88 Page	husband and	wife	or au calendar La calendar La calendar	; is Trustee; ; is Benefici County, Oreg
(see reverse side for	y III K.cain	aun		County, Or	egon:
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\$84,685.27 plus interest	at the rat	te 9% per ann	ium from 7/	18/90	<u>n</u> .
plus trustee's fees, attorney's fees, foreclosur trust deed.					
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Beneficiary has and does elect to sell the pro			an pursuant to	ORS 86.705 to	86.795.
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# "GENENDED" TEUSTEE'S MOTICE OF DEF

PARCEL 1. LAS OT MOITTEL SINA

**4562** 

The North 57 feet of Lots 3 thru 6 inclusive, Block 8 of ST. The North 57 feet of Lots 3 thru 6 inclusive, Block 8 of ST. FRANCIS PARK, according to the official plat thereof on file in the FRANCIS PARK, according to the official plat thereof. TOGETHER-WITH office of the County Clerk of Klamath County, Oregon, TOGETHER WITH office of the County Clerk of Klamath County, Oregon, TOGETHER-WITH that portion of vacated Cannon Street lying adjacent to said lots which inurred thereto, and the Southerly 40 feet of Lots 1, 2, 3, and 4 and the Southerly 83 feet of Lots 5 and 6, all in Block 8 of ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

3909 002CB 03200 (portion) Tax Account No: 3909 002CB 03400

#### PARCEL 2:

The North 100 feet of Lots 1 and 2, Block 8, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH that portion of vacated Cannon Street, lying adjacent to said Lots, which inurred thereto. Tax Account No: 3909 002CB 03100 months buy the transfer belows a setter at

PARCEL 3:

ALC 191

The Southerly 43 feet of the Northerly 100 feet of Lots 3 and 4, Block The Southerry 5 feet of the According to the official plat thereof on file in 8, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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Tax Account No: 3909 002CB 03200 (portion)

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> WILLIAM L. SISEMORE Allorney st. Low 540 Majaloitanot Klamath Falls, 06 97501

> > No.

FORM No. 1169 AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE-Oregon Trust Deed Series.

## "AMENDED" AFFIDAVIT OF MAILING/TRUSTEE'S NOTICE OF SALE

STATE OF OREGON, County of \_\_\_\_\_\_ Klamath \_\_\_\_\_, ss:

CP National Corp.

**ON** 

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 beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain 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:

> Kimberly A. Dean 4128-A Fir St., SW Tacoma, WA 98439 Robert M. Dean 4128-A Fir St., SW Tacoma, WA 98439

> > 1011 Main St., Klamath Falls, OR 97601

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STEVENS-NESS LAW PUBLISHING

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PORTLAND, OR S

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

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 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 sugcessor trustee, and person includes corpo-

ration and any other legal or commercial entity.

5 N.C. (SEAL) \* More than, one farm 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

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE		state of oregoing attiached to the foregoing attidavit.
RE: Trust Deed from Grantor TO	(DON'T USE THIS SPACE: RESERVED FOR RECORDING LABEL IN COUN. TIES WHERE USED.)	Sounty of
WILLIAM <sup>*ECOSISEMORE TO</sup> Attorney at Law 540 Main Street Klamath Falls, OR 97601		Witness my hand and seal of County affixed.

# **Affidavit of Publication**

s sterrer

# STATE OF OREGON, COUNTY OF KLAMATH

'n

L Deanna Azevedo, Office Manager being first duly sworn, depose and say that I am the principal clerk of the publisher of Herald and News the

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 #2101

TRUSTEE'S NOTICE OF DEFAULT

KOWALIS/DEAN

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

( insertions) i	n the following issues:
OCTOBER 12,	1990
OCTOBER 19,	1990
OCTOBER 26,	1990
NOVEMBER 2,	1990

\$223.04 TotAl Cost: 2ND Subscribed and s vorn to before me this NOVÉMÉ 90

Notary Public of Oregon 18 My commission expires OF CITY

TRUSTEE'S NOTICE OF DEFAULT ERE) (C) 2 T AND ELECTION TO SELL AND ELECTION TO SELL AND OF SALE Reference is made to that Trust Deed wherein Robert M. Dean and Kimberly A. Dean, husband & wife, is Grantor: Mountain Title Company of Klamath. County: is Trustee; and Richard M. Kowalis and Betty Jean Kowalis, husband and wife, is Beneficiary; recorded in Of-ticial/Microfilm Records; Vol. M82; Page 1123. Klamath County: Oregon, covering the follow-ing-described real property in Klamath County. Oregon: Oregon:

4564

PARCEL 2: The North S7 feet of Lots 3 hru 6 inclusive; Block 8 of ST - FRANCIS PARK, according to the of-ficial plat thereot on file in the office of the Coun-fly. Clork • of. Klamath. County. O regon, TOGETHER WITH that portion of vacated Can-non Street lying adjacent to said lots which Inur-red thereto, and the Southerly 40 feet of Lots 5 and 6, all in Block 8 of ST. FRANCIS FARK; according to the official plat thereof on file in the office of the County Clerk of Klamath County. Oregon. Tax Account No. 309 002CB 33200 (portion). 3999 002CB 33200 (portion).

ARACCOUNTRY, SHY WACE & MAD (portion) 300 002C e 3400 PARCEL 2: The North 100 feel of Lots 1 and 2, Block 8, ST. FRANCIS FARK', according to the official plat hered on file in the official plat thered on file in the official plat Tax Account No. 300 002CB 03100 PARCELTS 1 The Southerty 43 feet of the Northerty 100 feet of Lots 3 and 4, Block 8. ST. FRANCIS PARK, ac-cording to the Official plat thereof on file in the office of the County, Clerk of Klamath County, Oregon.

cording to the official plat thereof on file in the office, of the County Clerk of Klamath County, Oregon, Tax Account No. 3909 002CB 03200 (portion) 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 1/15/90, 2/15/90, 3/ 15/90 in the amount of \$1, 50.00, and failure to make payment due 4/15/90 in the amount of \$730.00, and a like payment on the 18th day of teach month thereafter and failure to pay the real property. Takes for the years 1988-90 together with real property taxes for the years 1988-90 together with real property taxes for the year 1988 88. The sum owing on the obligation secured by the fruid deed is: \$84,485.27 plus Interest at the rate property. Takes for each years of the year 1988 89. The sum owing on the obligation secured by the fruid deed is: \$84,485.27 plus Interest at the rate property faces 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 8.705 to 86.795. The property will be sold as provided by law on second for time established by ORS 187.110 at 50.001 is 1.5, 301, Klamath Falls, Klamath County? Oregon.

540 Main St., #201, 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, foother, with costs, frustee's and at torney's fees, and by curing any other default complained in this Notice, at any time prior to lyte days before the date last set for sale. Dated October 3, 1990 S/S William L. Sisemore, Trustee Y2101 Oct 12, 19, 26, Nov 27, 1990

Oct 3 3 39 PH '90

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

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Reference is made to that Trust Deed wherein <u>Robert M. Dean</u> Mountain Title Company of Klamath O	And Kimperiy A. I	Dean, husband & wife
Richard M Van 1.	and the second	is Groote
recorded in Official/Microfilm Records, Vol. M88 Page 11252	and wife	. Is Irustee; and
recorded in Official/Microfilm Records, Vol. <u>M88</u> , Page <u>11253</u> covering the following described real property in <u>Klamath</u>	Klamath.	County Orogan
covering the following described real property in <u>Klamath</u> (see reverse side for legal descriptio	<u>en al antenna de la composición de la composi </u>	County, Oregon:
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lo action is pending to recover any part of the debt secured by the t		· 经资本学者指定
he obligation	ust deed.	Marine A second and the
he obligation secured by the trust deed is in default because the gra Instalment due 1/15/90, 2/15/90, 3/15/90 in failure to make news	nian bi di s	the second states of the second s
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property taxes for the years 1989-90 together year 1988-89 he sum owing on the obligation secured by the trust deed is:	with real proper	ty taxes for the
and according by the trust deed is:	2017년 1월 2019년 1월 2017년 1월 201 1월 2017년 1월 2017년 1월 1월 2017년 1월 2	cares for the
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Is tructed to per	annum from 7/18/90	
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	anced by beneficiary pu	rsuant to the torme of
		to the terms of said
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neficiary has and does elect to sell the property to satisfy the obligated on property will be sold as provided by law on <u>February 13</u> Sed on standard of time established by ORS 187.110 at <u>540</u> <u>Klamath Falls</u> , <u>Klamath</u> erested persons are notified of the right under ORS 86.753 to have this polyment of the entire amount then due, other than such portion as woun to costs, trustee's and attorney's fees, and by curing any other default days before the date last set for sale. ed: <u>October 3</u> , 19 <u>90</u> . TE OF OREGON, County of <u>Klamath</u> The foregoing was acknowledged before me on <u>October</u> <u>William L. Sisemore</u> Muck Ansmare Notary Public for Oregon – M fied to be a true copy: E OF OREGON, County of <u>Klamath</u> Filed for record on <u>October 3</u> ecorded in <u>M90</u> page <u>2002</u> cof mortgages. <u>Klamath</u> County Clerk by <u>fore</u> recording return to:	Attion pursuant to ORS 80 <u>Main St., #301</u> County, Oregon. Droceeding dismissed and Id not then be due had not complained of in this N <u>Can Ducter</u> <u>SS</u> <u>Nuller</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>SS</u> <u>S</u>	$\frac{3.705 \text{ to } 86.795.}{\text{at } \_10:30 \text{ o'clock } \_\m.},$ $\frac{d \text{ the trust deed reinstated}}{\text{o default ocurred, together}}$ $\frac{8/2}{}, \text{ trustee}, \text{ Trustee}$ $\frac{8/2}{}, 1991$ $\frac{3.78}{} \text{ o'clock } \_\_m.}$
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# TRUSTER'S NOTICE OF DEFAULT

The North 57 feet of Lots 3 thru 6 inclusive, Block 8 of ST. The North 57 feet of Lots 3 thru 6 inclusive, Block 8 of ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH that portion of vacated Cannon Street lying adjacent to said lots that portion of vacated tannon Street Tying adjacent to said 10th which inurred thereto, and the Southerly 40 feet of Lots 1, 2, 3, and 4 and the Southerly 83 feet of Lots 5 and 6, all in Block 8 of ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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### PARCEL 2:

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The North 100 feet of Lots 1 and 2, Block 8, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH that portion of vacated Cannon Street, lying adjacent to said Lots, which inurred thereto.

Tax Account No: 3909 002CB 03100 distinct similar years concern and the ability of

PARCEL 3. Store a griffat mit general och som fed mattabilet i blab telst och förstallare och sam er sam som sam

The Southerly 43 feet of the Northerly 100 feet of Lots 3 and 4, Block 8, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. ni nanhining oli yangan na na hin da hining ana an

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• 5 •

# SHERIFF'S RETURN OF SERVICE

State of Oregon ) Court Case No. County of Klamath ) Sheriff's Case No. 903480-01 Received for Service 10/03/90

I hereby certify that I received for service on RANDY J DEAN

the within:

TRUSTEE'S NOTICE OF DEFAULT-SALE/ELECTION TO SELL

See attached page if Other Process Served if marked [ ]

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RANDY J DEAN was served personally and in person at 2510 1/2 GETTLE KLAMATH FALLS , OR on 10/08/90 at 07:38 hours.

All search and service was made within Klamath County, State of Oregon.

Carl R. Burkhart, Sheriff Klamath County, Gregon

By\_ MOCABEE,

Copy To:

SISEMORE 540 MAIN KLAMATH FALLS , WILLIAM OR 97601

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# SHERIFF'S RETURN OF SERVICE

State of Oregon ) Court Case No. County of Klamath ) Sheriff's Case No. 903480-02 Received for Service 10/03/90

I hereby certify that I received for service on TOM E GRIMSTED

### the within:

TRUSTEE'S NOTICE OF DEFAULT-SALE/ELECTION TO SELL

See attached page if Other Process Served if marked [ ]

TOM GRIMSTED was served personally and in person at 2510 GETTLE KLAMATH FALLS , OR on 10/08/90 at 11:46 hours.

All search and service was made within Klamath County, State of Oregon.

Carl R. Burkhart, Sheriff Klamath County, Oregon

By MOCABEE, RMAN

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Copy To:

SISEMORE 540 MAIN KLAMATH FALLS , WILLIAM DR 97601

### SHERIFF'S RETURN OF SERVICE

56

State of Dregon ) Court Case No. County of Klamath ) Sheriff's Case No. 903480-03 Received for Service 10/03/90

I hereby certify that I received for service on ARLIE E AYERS

the within:

TRUSTEE'S NOTICE OF DEFAULT-SALE/ELECTION TO SELL

See attached page if Other Process Served if marked [ ]

ARLIE AYERS was served personally and in person at 2504 GETTLE , KLAMATH FALLS , OR on 10/08/90 at 07:20 hours.

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All search and service was made within Klamath County, State of Oregon.

Carl R. Burkhart, Sheriff Klamath County, Dregon

By The MOG JRMAK

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Copy To:

SISEMORE , WILLIAM 540 MAIN KLAMATH FALLS OR 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of	Wm. L. Sise	morethe 13th d	av
of March A.D., 1991_	_ at4:30	_ o'clock P_M., and duly recorded in Vol M91	
of	Mortgages	on Page4561	
		Evelyn Biehn · County Clerk	
FEE \$48.00		By Dauline Mullindare	