

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, DEANNA AZEVEDO

being first duly sworn, depose and say

that I am the principal clerk of the

publisher of the HERALD & 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 #2753

TRUSTEES NOTICE

HARRIS/BEARDSLEY

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:

JUNE 5, 1991

JUNE 12, 1991

JUNE 19, 1991

JUNE 26, 1991

Total Cost: \$258.40

Subscribed and sworn to before me this 26TH

day of JUNE 19 91

Notary Public of Oregon

My commission expires June 15, 1994

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by ROBERT K. HARRIS and CATHERINE C. HARRIS, husband and wife, as grantor, to ASPEN TITLE & ESCROW, INC., as trustee, in favor of JOHN BEARDSLEY and MARGARET BEARDSLEY, husband and wife, as beneficiary, dated May 24, 1988, recorded June 1, 1988, in the mortgage records of Klamath County, Oregon, in volume No. M-88 at page 8507, covering the following described real property situated in said county and state, to-wit: LOT 15 HOUSE KILA HOME SITES in the County of Klamath, State of Oregon. Code 190 Map 3800-24A TL 3500.

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:

\$91.00 due on December 1, 1990, and monthly payments of \$391.00 due on January 1, 1991, and each month thereafter; such monthly payments are to include interest in the amount of 10 percent per annum from June 8, 1990, plus real estate taxes for the year 1988-89 in the amount of \$944.46 plus interest of \$336.86; taxes for the year 1989-90 in the amount of \$995.01 plus interest of \$212.27; taxes for the year 1990-91 in the amount of \$992.28 plus interest of \$52.39, plus accruing interest on said taxes.

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: \$43,717.09 principal plus interest in the amount of 10 percent per annum from June 8, 1990, plus real estate taxes for the year 1988-89 in the amount of \$944.46 plus interest of \$336.86; taxes for the year 1989-90 in the amount of \$995.01 plus interest of \$212.27; taxes for the year 1990-91 in the amount of \$992.28 plus interest of \$52.39, plus accruing interest on said taxes.

WHEREFORE, notice hereby is given that the undersigned trustee will on October 30, 1991, at the hour of 10:00 o'clock, A.M., in accord with the standard of time established by ORS 187.110, at Klamath County Courthouse front steps, 316 Main Street, 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, together with any interest which the grantor or his successors in interest acquired after the execution of 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 86.735 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 rendering 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 86.735.

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 May 30, 1991

Richard Fairclo

STATE OF OREGON, Trustee
County of Klamath #2753 June 5, 12, 19, 26, 1991

Filed for record at request of:

Proctor & Fairclo

on this 2nd day of July A.D., 19 91
at 2:58 o'clock P.M. and duly recorded
in Vol. M91 of Mortgages Page 12710
Evelyn Biehn County Clerk

By Deanna Azevedo Deputy.