

INTERSTATE TRUSTEE SERVICES CORPORATION
2730 WASHINGTON MUTUAL TOWER
1201 THIRD AVENUE
SEATTLE, WA, 98101

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF Washington, COUNTY OF KING) ss.

I, JILL L. WALLS, 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 Washington, a competent person over the age of eighteen years and not the beneficiary or his successor in interest named in the attached original notice of sale given under the terms of that certain trust 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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

UTANA MCKEEN
2937 HOMEDALE
KLAMATH FALLS, OR, 97601

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 person requesting notice, as required by ORS 86.785.

Each of the notices so mailed was certified to be a true copy of the original notice of sale by an authorized representative of 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 States post office at SEATTLE, Washington, on March 22, 1991. With respect to each 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 successor trustee, and person includes corporation and any other legal or commercial entity.

INTERSTATE TRUSTEE SERVICES CORPORATION

By: Jim L. Warr

Subscribed and sworn to before me on March 22, 1991.

Bette J. Hall
Notary Public for Washington

(SEAL)

My commission expires: 5/2/92

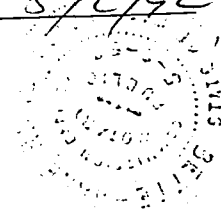


EXHIBIT A:

ELDON WOOTEN
ROUTE 2, BOX 86
BONANZA, OR 97623

FAYE M. WOOTEN
ROUTE 2, BOX 86
BONANZA, OR 97623

GREGORY FRED MCKEEN
ROUTE 2, BOX 86
BONANZA, OR 97623

GINGER E. MCKEEN
ROUTE 2, BOX 86
BONANZA, OR 97623

Trustee No.: 09-MM-150
Loan No.: 37881 CONV

09-MM-150 (0003) TNOS1

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by ELDON WOOTEN AND FAYE M. WOOTEN, HUSBAND AND WIFE, as grantor, to MOUNTAIN TITLE COMPANY, as trustee, in favor of ELEANOR EDMONDS, as beneficiary, dated March 5, 1982, recorded March 5, 1982, in the mortgage records of KLAMATH County, Oregon, in Instrument No. 9732, Book M82, Page 2809, and ** recorded on August 7, 1990 in Instrument No. 18570, Book M90, Page 15720, covering the following described real property situated in said county and state, to-wit:

**and Extension Agreement
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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:

Payments:

6	payments at \$	322.42 each;	
(10-01-90	through 03-11-91)	\$ 1,934.52

Late Charges:

Accumulated late charges	\$	193.44
	\$	32.24

Beneficiary Advances (with interest if applicable) \$

TOTAL:

	\$	2,160.20
=====		
TOGETHER WITH ANY DEFAULT IN THE PAYMENT OF RECURRING OBLIGATIONS AS THEY BECOME DUE		

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:

UNPAID PRINCIPAL BALANCE OF \$28,183.20, AS OF 09-01-90, PLUS, FROM THAT DATE UNTIL PAID, ACCRUED AND ACCRUING INTEREST AT THE RATE OF 12.000% PER ANNUM, PLUS ANY LATE CHARGES, ESCROW ADVANCES, FORECLOSURE COSTS, TRUSTEE FEES, ATTORNEY FEES, SUMS REQUIRED FOR PROTECTION OF THE PROPERTY AND ADDITIONAL SUMS SECURED BY THE DEED OF TRUST.

09-MM-150 (0004) TNOS2

WHEREFORE, notice hereby is given that the undersigned trustee will, on July 22, 1991, at the hour of 10:00 A.M., in accord with the standard of time established by ORS 187.110, at MAIN ENTRANCE TO THE KLAMATH COUNTY COURTHOUSE, 316 MAIN STREET, 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 86.753 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.

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: March 11, 1991

INTERSTATE TRUSTEE SERVICES CORPORATION
Successor Trustee

BY 
ALETA LAVANDIER

PRESIDENT
2730 WASHINGTON MUTUAL TOWER
1201 THIRD AVENUE
SEATTLE, WA 98101
(800) 347-2550

STATE OF Washington

}
} ss.
}

COUNTY OF KING

I certify that I am an authorized representative of trustee, and the foregoing is a complete and exact copy of the original trustee's notice of sale.

Authorized Representative of Trustee

A parcel of land situated in the E1/2 SW1/4 of Section 15, Township 38 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the North-South centerline of said Section 15, said point being situated South 00 degrees 31' 49" West a distance of 903.74 feet from the Northeast corner of the NE1/4 SW1/4 of said Section 15; thence West a distance of 100 feet; thence South 00 degrees 31' 49" West parallel with the North-South center line of said Section, a distance of 405.51 feet, more or less, to the Northerly right of way line of the Keno Springs Road; thence North 56 degrees 52' 28" West along said Northerly right of way line a distance of 499.72 feet, more or less to an intersection with the Easterly right of way line of the County Road; thence North 15 degrees 06' 55" West along said County Road a distance of 393.38 feet, more or less to the Southwest corner of Parcel described in partial Release of Mortgage recorded August 16, 1971 in Volume M71, page 8560, Microfilm Records of Klamath County, Oregon; thence North 78 degrees 28' 56" East a distance of 641.20 feet along the Southerly line of said parcel, to the East line of the NE1/4 SW1/4 of said Section 15; thence South along the East line of said NE1/4 SE1/4 to the point of beginning.

Tax Account No.: 3811 015C0 00300

EXHIBIT "A"
09-MM-150/GREGORY FRED MCKEEN

IN THE _____ COURT OF THE STATE OF _____ OREGON
COUNTY OF _____ : COURT CASE NO. _____

12954

59148

ELEANOR EDMONDS
vs

ELDON WOOTON AND FAYE M WOOTON,

PROOF OF SERVICE

STATE OF OREGON)
County of KLAMATH) SS.

I hereby certify that on the 17 day of MARCH, 19 91, at the hour of 1340,
I served OCCUPANTS by:

XXX Personal Service (personally and in person)
____ Substitute Service (by serving a person over the age of 14 years, who resides at the usual place of abode of the within named)
____ Office Service (by serving the person apparently in charge)
____ By posting (said residence)

A certified/true copy of:

____ Summons	____ Writ of Garnishment	____ Small Claims
____ Motion	____ Order	____ Affidavit
____ Complaint	____ Citation	____ Subpoena
____ Petition	____ Notice	____ Decree
<u>XXX</u> Other: <u>TRUSTEE'S NOTICE OF SALE</u>		

Together with a copy of _____

To OCCUPANT HE REFUSED TO GIVE HIS NAME At RT. 2 BOX 86, BONANZA, OR
BUT SAID HE WAS OWNER (5'6", REDDISH HAIR, THIN)

NOT FOUND: I certify that I received the within document for service on the _____ day of _____, 19 _____,
and after due and diligent search and inquiry, I have been unable to locate _____
within the county of _____ Dated this _____ day of _____, 19 _____.

ALL SEARCH AND SERVICE WAS MADE WITHIN THE COUNTY OF KLAMATH

I am a competent person over the age of 18, a resident of said State, not a party to nor an officer, director or employee of, nor attorney for any party, corporate or otherwise and knew that the person, firm or corporation served is the identical one named in the action.

Subscribed to and sworn to before me this
18 day of MARCH, 1991

Lenora L. Mueller
LENORA L. MUELLER

Cleveland Investigation Company
(503) 535-6005

Papers
Received From GARY'S PROCESS SERVICE
108 WELLS AVE S
RENTON WA 98055

Jodie L. Hayden

Remit to: CIC	Service Fee	\$ 30.00
P.O. Box 230	Mileage	\$
Talent, OR 97540	Rush/Emergency	\$ 17.50
Date: <u>3/25/91</u>	Incorrect Add.	\$
CIC File No. <u>91-2224-K</u>	BUS FEE	\$ 7.50
Client No.	Amount Paid	\$
	TOTAL DUE	\$ 55.00

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 #2709

SALE #09-MM-150

SALE DATE JULY 22, 1991

GRANTOR/SUCCESSOR: GREGORY FRED
MCKEEN

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 28, 1991

JUNE 3, 1991

JUNE 10, 1991

JUNE 17, 1991

Total Cost: \$367.20

Subscribed and sworn to before me this 17TH

day of JUNE, 19 91

[Signature]
Notary Public of Oregon

My commission expires Jan 15 1994

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Tax Account No.: 3811015C000300

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DATED: March 11, 1991

INTERSTATE TRUSTEE
SERVICES CORPORATION

Successor Trustee
By ALETA LAVANDIER

PRESIDENT

2733 WASHINGTON MUTUAL TOWER

1201 THIRD AVENUE

SEATTLE, WA 98101

(800) 347-2550

#2739 May 28, June 3, 10, 17, 1991

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Aspen Title Co.

on this 8th day of July A.D. 19 91
at 3:53 o'clock P.M. and duly recorded
in Vol. M91 of Mortgages Page 12949

Evelyn Biehn, County Clerk

By [Signature] Deputy.

Fee, \$38.00