

35035

Vol. 91 Page 19318
SEP 03 1991

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATHI, Deanna Azevedo, Office Manager

being first duly sworn, depose and say

that I am the principal clerk of the

publisher of the Herald and Newsa 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 #2915

TRUSTEE'S NOTICE OF SALE

GRANTOR: DAVID BOWEN

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:

AUGUST 4, 1991

AUGUST 11, 1991

AUGUST 18, 1991

AUGUST 25, 1991

Total Cost: \$204.00Subscribed and sworn to before me this 25THday of AUGUST 1991

Notary Public of Oregon

My commission expires Jan 25 1994

TRUSTEE'S NOTICE OF SALE

YOU ARE GIVEN NOTICE THAT THE
BENEFICIARY AND TRUSTEE HAVE
ELECTED TO SELL THE PROPERTY
DESCRIBED BELOW TO SATISFY THE FOLLOWING
DESCRIBED DEBT:1. The names of the Grantor, Trustee and
Beneficiary named in the subject Trust Deed
are:A. Grantor: David A. Bowen & Ryan J. Carroll,
or survivorB. Trustee: Mountain Title Company of Klamath
County

C. Beneficiary: Kerry S. Penn

2. The legal description of the property covered by
the subject Trust Deed is:Lot 10 in Block 3 of Tract 135 - TWIN RIVER
VIEW, according to the official plat thereof on
file in the office of the County Clerk of Klamath
County, Oregon.3. The book, page number and the date the sub-
ject Trust Deed was recorded in the Mortgage
Records of Klamath County, Oregon are: Book:
M-66 Page: 1596 Date Recorded: Sept. 22, 1988.4. The default for which the foreclosure is made
is the Grantor's failure to pay monthly install-
ments of \$272.97 from July 2, 1988.5. The sum owing on the obligation secured by
the subject Trust Deed is the principal amount of
\$9,800.00 plus interest thereon at the rate of 9.5%
per annum from July 2, 1988 until paid.6. The Beneficiary and the Trustee have elected
to foreclose the above referenced Trust Deed
pursuant to the provisions of Oregon Revised
Statutes 86.703 to 86.713.7. The Trustee will conduct a sale of the above
described property at 10:00 a.m. on the 25th day
of September, 1991 at the front steps of the
Klamath County Courthouse, 316 Main Street,
Klamath Falls, Oregon.8. Pursuant to ORS 86.755, the Grantor, the
Grantor's successor in interest to all or any part
of the above described property, any beneficiary
under a subordinate Trust Deed, or any person
having a subordinate lien or encumbrance of re-
cord on the property, may cure the default or
default of any title prior to five days before the
above sale date at such time by paying the entire
amount due at the time of cure under the terms
of the obligation, other than such portion as
would not have been had no default occurred. In
addition, the person effecting the cure shall pay
all costs and expenses actually incurred in en-
forcing the obligation and Trust Deed, together
with the Trustee's and Attorney's fees specified
in the said statute.In construing this instrument, 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 persons owing an obligation,
the performance of which is secured by said
Trust Deed, the words "trustee" and
"beneficiary" include their respective suc-
cessors in interest, if any.

Dated this 25 day of May, 1991.

s/William M. Genong
Successor Trustee
435 Main Street
Klamath Falls, OR 97601
Tel: (503) 884-1777
52915 Aug. 4, 11, 18, 25, 1991After Recording return to: Wm. M.
Genong, 635 Main Street, Klamath Falls,
Or. 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Wm. M. Genong the 24th day
of Sept. A.D., 19 91 at 3:15 o'clock PM. and duly recorded in Vol. M91
of Mortgages on Page 19318

FEE \$8.00

Evelyn Blehn, County Clerk

By Deanna Azevedo