

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

Reference is made to that Trust Deed wherein SHERMAN GEORGE SUNITSCH, is Grantor;  
WILLIAM L. SISEMORE, is Trustee; and  
KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, is Beneficiary,  
 recorded in Official/Microfilm Records, Vol. M84, Page 12959 Klamath County, Oregon,  
 covering the following-described real property in Klamath County, Oregon:

A tract of land situated in Lot 16, Section 6, Township 35 South,  
 Range 7 East of the Willamette Meridian, Klamath County, Oregon,  
 and more particularly described as follows:

Beginning at an iron pin on the East bank of Agency Lake, said point  
 also being West a distance of 972.0 feet and North 0°14' East a dis-  
 tance of 80.00 feet from the Southeast corner of Lot 16; thence East  
 315.0 feet; thence South 0°14' West 80.0 feet; thence West, 288.0  
 feet along the South line of said Lot 16 to the East bank of Agency  
 Lake; thence Northerly to point of beginning.

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:

\$445.73 due August 15, 1991, \$445.73 due Sept. 15, 1991, \$440.41 due October 15, 1991,  
 \$440.41 due November 15, 1991, and \$440.41 due December 15, 1991, and a like amount  
 due on the 15th day of each month thereafter.

The sum owing on the obligation secured by the trust deed is:

\$34,196.48, plus interest from December 1, 1991, and late charges,

plus trustee's fees, attorney's fees, 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 86.705 to 86.795.

The property will be sold as provided by law on June 9, 1992, at 10:00 o'clock a.m.  
 based on standard of time established by ORS 187.110 at 540 Main St., Room #301,  
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 occurred, together  
 with costs, trustee's and attorney's fees, and by curing any other default complained of in this Notice, at any time prior to  
 five days before the date last set for sale.

Dated: January 30, 19 92. William L. Sisemore, Trustee

STATE OF OREGON, County of Klamath ss  
 The foregoing was acknowledged before me on January 30, 19 92 by William L. Sisemore

Clayton M. Talley Notary Public for Oregon — My Commission Expires: Feb 5, 19 93

Certified to be a true copy:

Attorney for Trustee

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Wm. L. Sisemore the 30th day  
 of Jan. A.D., 19 92 at 4:23 o'clock P.M., and duly recorded in Vol. M92  
 of Mortgages on Page 2077

FEE \$8.00

Evelyn Biehn, County Clerk

By William L. Sisemore

Return: Wm. L. Sisemore  
 540 Main St.  
 Klamath Falls, Or. 97601

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