

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON

County of Klamath

]

] ss.

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I, RICHARD FAIRCLO, being duly sworn, depose and say and certify that:

At all times hereinafter mentioned I was and am now a resident of the State of Oregon, a competent person over the age of eighteen years and not the beneficiary or his successor of 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 at their respective last known addresses, to-wit:

Dave Williamson
Route 2 Box 178
Bonanza, OR 97623,

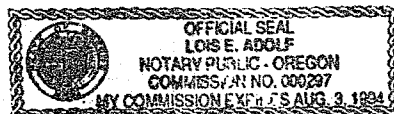
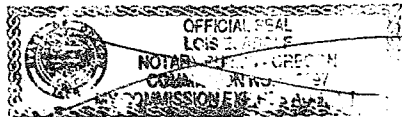
The notice so mailed was certified to be true copy of the original notice of sale by RICHARD FAIRCLO, attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States Post Office at Klamath Falls, Oregon, on March 19, 1992. With respect to each person listed above, one 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.

SUBSCRIBED AND SWORN to before me this 19 day of Mar., 1992.

Lois E. Adolf
Notary Public of Oregon

My Commission expires: 8/3/94



Rel:

RICHARD FAIRCLO
ATTORNEY AT LAW
280 MAIN STREET
KLAMATH FALLS, OREGON 97601

20
4
PM
19
MAR

15.00

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, Sarah Parsons, Office Manager,
being first duly sworn, depose and say
that I am the principal clerk of the
publisher of the Herald and 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 #4136

TRUSTEE'S NOTICE OF SALE

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:

JANUARY 20, 27, 1992

FEBRUARY 3, 10, 1992

Total Cost: \$394.40

Sarah L. Parsons

Subscribed and sworn to before me this 10TH

day of FEBRUARY 19 92

Notary Public of Oregon

My commission expires 19 92

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Richard Fairclough the 19th day
of March A.D., 19 92 at 4:20 o'clock P.M., and duly recorded in Vol. M92
of Mortgages on Page 5834
By Evelyn Biehn County Clerk
By Pauline M. Mendenhall

FEE \$15.00

TRUSTEE'S NOTICE OF SALE
This is to certify that the
trustee of the Klamath Falls
Trust, as created by the
Klamath Falls Trust, created by
DANIEL FAIRCLOUGH, as trustee,
has been duly appointed by the
Court of the County of Klamath,
Oregon, to sell the real property
situated in said county and
state, to wit: Lots 1, 4, 5, 27 and 28, Block
69, KLAMATH FALLS FOREST
ESTATES, HIGHWAY 50 UNIT PLAT
NO. 4, according to the official plat
thereof on file in the office of the County
Clerk of Klamath County, Oregon.
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 in the amount of \$747.90 due
December 12, 1991, and each month
thereafter plus unpaid interest on the
principal at 10% per annum including the
amount of \$330.84 through January 3,
1992, plus real estate taxes for the fiscal
year 1989-90 in the following amounts:
\$121.17 plus interest, \$95.75 plus interest,
1,592.28 plus interest, \$72.17 plus interest,
and \$85.74 plus interest; plus real estate
taxes for the fiscal year 1990-1991 in the
following amounts: \$130.54 plus interest,
\$94.01 plus interest, \$1,262.64 plus interest,
\$62.40 plus interest, and \$62.40 plus interest;
plus real estate taxes for the fiscal
year 1991-1992 are a lien due and payable
in the following amounts: \$173.67 plus interest,
\$116.27 plus interest, \$1,567.29 plus interest,
\$76.97 plus interest, and \$76.97
plus interest.

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:
\$75,096.59 plus interest on principal of
\$73,718.39 at the rate of \$20.1416 per day
from January 3, 1992, plus real estate
taxes for the fiscal year 1989-90 in the fol-
lowing amounts: \$121.17 plus interest,
\$95.75 plus interest, 1,592.28 plus interest,
\$72.17 plus interest, and \$85.74 plus inter-
est; plus real estate taxes for the fiscal
year 1990-1991 in the following amounts:
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and \$62.40 plus interest; plus real estate
taxes for the fiscal year 1991-1992 are a
lien due and payable in the following
amounts: \$173.67 plus interest, \$116.27
plus interest, \$1,567.29 plus interest, and
\$76.97 plus interest.

IN WITNESS WHEREOF, the trustee, on this
21st day of January, 1992, at Klamath Falls,
Oregon, has signed the foregoing notice of sale
and caused the same to be signed by me, the
County Clerk of the County of Klamath, Oregon,
in the presence of the following witnesses:
Klamath Falls, Oregon, to-wit: the County Clerk
of the County of Klamath, Oregon, and the
foregoing obligor, hereby secured,
and the costs and expenses of sale, in-
cluding 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
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 obliga-
tion and trust deed, together with trust-
ee's and attorney's fees not exceeding the
amounts provided by said ORS 86.753.
In construing this notice, the masculine
gender includes the feminine and the
neuter, the singular includes the plural,
the word "grantor" includes any suc-
cessor 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 January 9, 1992.
Richard Fairclough, Trustee
#4136 Jan. 20, 27, Feb. 3, 10, 1992