

ASPE N 92558

# 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 #4292

TRUSTEE'S NOTICE OF SALE

MARILYN J WILLIS

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:

MARCH 27, 1992

APRIL 3, 10, 17, 1992

Total Cost: \$323.40

Sarah L. Parsons

Subscribed and sworn to before me this

17TH

day of APRIL

19 92

Notary Public of Oregon

My commission expires

19 94

### TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by Marilyn J. Willis, as grantor, to Mountain Title Company of Klamath County (Robert D. Boivin was appointed Successor Trustee on December 17, 1991, which appointment was recorded in Vol. M91, page 26249, records of Klamath County Oregon), as trustee, in favor of George Manning and Eva Manning, husband and wife, as beneficiary, dated November 23, 1987, recorded December 3, 1987, in the mortgage records of Klamath County, Oregon, in volume No. M87 at page 21739, or as fee No. 82198, covering the following described real property situated in said county and state, to-wit:

Lot 157, THIRD ADDITION TO SPORTSMAN PARK in the County of Klamath, State of 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: The sum of \$191.22 on June 4, 1991, July 4, 1991, August 4, 1991, September 4, 1991, October 4, 1991, November 4, 1991, and December 4, 1991.

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: \$3351.71 together with interest from May 7, 1991, at the rate of 10% per annum until paid.

WHEREFORE, notice hereby is given that the undersigned trustee will on June 1, 1992, 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, 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, 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 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 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 December 30, 1991

Robert D. Boivin

Successor Trustee

#4292 March 27, April 3, 10, 17, 1992

STATE OF OREGON,

County of Klamath

ss.

Filed for record at request of:

Aspen Title co.

on this 14th day of May A.D. 19 92  
at 10:19 o'clock A.M. and duly recorded  
in Vol. M92 of Mortgages Page 10487

Evelyn Biehn County Clerk

By

Deputy.

Fee, \$10.00

Return: ATC