

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 #4512

TRUSTEE'S NOTICE OF DEFAULT

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:

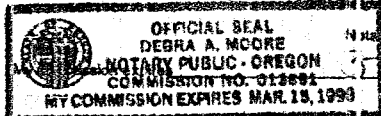
JUNE 2, 9, 16, 23, 1992

Total Cost: \$277.20

Sarah L. Parsons

Subscribed and sworn to before me this 23rd

day of JUNE 19 92



TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL

AND OF SALE

Reference is made to that Trust Deed wherein MARY L. HATCHER is Grantor and MOUNTAIN TITLE COMPANY is Grantee. Klamath County is Trustee; a LEROY F. FERNLUND and CORL FERNLUND, husband and wife, beneficiary, dated February 2, 1987, recorded on February 7, 1987, in Volume 67 at page 1823, Klamath County, Oregon, covering the following described real property situated in said county and state, to wit:

Lot 22 in Block 31 of HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

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:

Monthly payments of \$405.30 due on June 3, 1991 with a like payment due the same day of each month thereafter plus interest on the unpaid principal balance of \$39,446.93, as of February 1992, at the note rate of 10% per annum from May 1, 1991, the date of the first payment, in the total amount of \$3,276.49 through February 29, 1992. Said interest accrues at the rate of \$10.78 per day. A tax for the 1989-1990 fiscal year delinquent in the amount of \$1,348.92 plus interest; 1990-1991 in the amount of \$1,325.56 plus interest; 1991-1992 in the amount of \$1,413.90 plus interest.

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

Principal as of February 24, 1992 in the amount of \$39,446.93; Interest through February 29, 1992 in the amount of \$3,276.49; which said interest shall accrue at the rate of \$10.78 per day from March 1992 until paid in full; Taxes in the amount of \$4,088.38 plus interest, plus trustee's fees, attorney's fees, foreclosure costs and any sums advanced by beneficiary pursuant to the terms of the trust deed.

Beneficiary has and does elect to sell property to satisfy the obligation pursuant to ORS 86.705-86.754.

The property will be sold as provided law on July 31, 1992 at 10 a.m. based on standard of sale established by § 187.110 on the front steps of the Klamath County Courthouse, 316 Main St. Klamath Falls, Klamath County, Oregon. Interested persons are notified of right under ORS 86.753 to have this proceeding dismissed and the trust deed reinstated by payment of the amount then due, other than such portion as would not then be due had no default occurred, together with costs, trust

and attorney's fees, and by curing other default complained of in this Notice at any time prior to five days before date last set for sale.

DATED: March 2, 1992

Michael L. Brant, Successor Trustee
#4512 June 2, 9, 16, 23, 1992

STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument was received for record on the 14th day of July, 1992, at 3:48 o'clock P.m., and recorded in Volume M 92 on page 15485 or as instrument number 47487, Official Records of said county-Mortgages.

Witness my hand and seal of County affixed.

AFTER RECORDING
RETURN TO:

MICHAEL L. BRANT
ATTORNEY AT LAW
325 MAIN STREET
KLAMATH FALLS, OR 97601

EVELYN BIEHN, County Clerk

By: Debra A. Moore
Deputy