

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON, County of MULTNOMAH, ss:

I, **GEORGE C. REINMILLER** being first duly sworn, depose, and say and certify that:

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

Carter Jones
Collection Services
1143 Pine St.
Klamath Falls, OR 97601
5/14/92

Daniel L. Sullivan
5648 Denver Ave.
Klamath Falls, OR 97603
5/14/92

Laurie A. Sullivan
5648 Denver Ave.
Klamath Falls, OR 97603
5/14/92

Southern Oregon Credit Service
RA: Elizabeth S. Gotham
841 Stewart Ave., Ste. 11
Medford, OR 97501
5/14/92

Said persons include (a) the grantor in the trust deed, (b) any successor in interest to the grantor whose interest appears of record or of whose interest the trustee or the beneficiary has actual notice, (c) any person, including the Department of Revenue or any other state agency, having a lien or interest subsequent to the trust deed if the lien or interest appears of record or the beneficiary has actual notice of the lien or interest, and (d) any person requesting notice, as required by ORS 86.785.

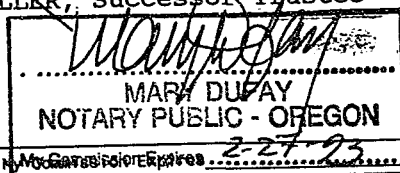
Each of the notices so mailed was certified to be a true copy of the original notice of sale by **GEORGE C. REINMILLER**, attorney, each such copy was contained in a sealed envelope with postage thereon fully prepaid, and was deposited by me in the United States post office at **Portland** Oregon, on the above dates. With respect to each person listed above, one such notice was mailed with postage thereon sufficient for first class delivery to the address indicated, and another 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.


GEORGE C. REINMILLER, Successor-Trustee

Subscribed and sworn to before me this September 10, 1992

Notary Public for Oregon.



After Recording Return to:
George C. Reinmiller
521 SW Clay
Portland, OR 97201

6218

CWF v SULLIVAN

PROOF OF SERVICE

21029

STATE OF OREGON, County of Klamath) ss.

I hereby certify and swear that at all times herein mentioned I was and now am a competent person 18 years of age or older and a resident of the state wherein the service hereinafter set forth was made; that I am not the beneficiary or trustee named in the original trustee's Notice of Sale attached hereto, nor the successor of either, nor an officer, director, employee of or attorney for the beneficiary or trustee, or successor of either, corporate or otherwise.

I made service of the attached original Trustee's Notice of Sale upon the individuals and other legal entities to be served, named below, by delivering true copies of said Notice of Sale certified to be such by the attorney for the trustee or successor trustee, as follows:

Personal Service Upon Individual(s)

Upon Laurie A. Sullivan, by delivering such true copy to him/her, personally and in person, at 5648 Denver Ave., Klamath Falls, OR, on May 17 th., 19 92 at 9:05 o'clock A.M.
 Upon Daniel L. Sullivan, by delivering such true copy to him/her, personally and in person, at 5648 Denver Ave., Klamath Falls, OR, on May 17 th., 19 92 at 9:05 o'clock A.M.

Substituted Service Upon Individual(s)

Upon _____, by delivering such true copy at his/her dwelling house or usual place of abode, to-wit: _____, who is a person over the age of 14 years and a member of the household of the person served on _____, 19 _____, at _____ o'clock _____ M.
 Upon _____, by delivering such true copy at his/her dwelling house or usual place of abode, to-wit: _____, who is a person over the age of 14 years and a member of the household of the person served on _____, 19 _____, at _____ o'clock _____ M.

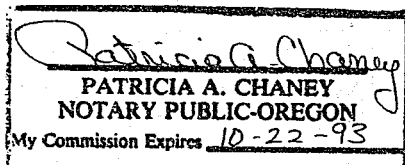
Office Service: Individual(s)

Upon _____, at the office which he/she maintains for the conduct of business at _____, by leaving such true copy with _____, the person who is apparently in charge, on _____, 19 _____, during normal working hours, at to-wit: _____ o'clock, _____ M.

Service on Corporations, Limited Partnerships or Unincorporated Associations Subject to Suit Under a Common Name

Upon _____, (NAME OF CORPORATION, LIMITED PARTNERSHIP, ETC.) by _____ who is a/the _____ thereof; OR
 (b) leaving such true copy with _____, the person who is apparently in charge of the office of _____, who is a/the _____ thereof;
 * Specify registered agent, officer (by title), director, general partner, managing agent.
 at _____, on _____, 19 _____, at _____ o'clock _____ M.

EACH OF THE PERSONS, FIRMS AND CORPORATIONS SERVED BY ME IS THE IDENTICAL PERSON, FIRM OR CORPORATION NAMED IN THE TRUSTEE'S INSTRUCTIONS TO ME IN CONNECTION HERewith.



Todd W. Miller
 Todd W. Miller

Subscribed and sworn to before me this 18 day of May, 19 92

(SEAL)

Patricia A. Chaney
 Notary Public for Oregon
 My commission expires 10-22-93

PUBLISHER'S NOTE: ORS 86.740(2) requires that the Notice of Sale be served in the manner in which a summons is served pursuant to Oregon Rules of Civil Procedure 7 D. (2) and 7 D. (3). This Proof of Service above contains most, but not all, of the methods of service. For example, this form does not include proof of service upon a minor or incapacitated person. See ORCP 7 D. (2) and 7 D. (3) for complete service methods on particular parties.

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 #4678

TRUSTEE'S NOTICE OF SALE: SULLIVAN

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:

JULY 29, 1992

AUGUST 5, 12, 19, 1992

Total Cost: \$415.80

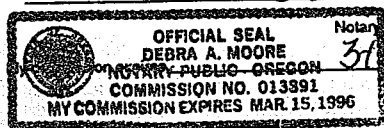
Sarah L. Parsons

Subscribed and sworn to before me this 19TH

day of AUGUST

19 92

Debra A. Moore



TRUSTEE'S NOTICE OF SALE
Reference is made to that certain trust
deed made by Laurie A. Sullivan and
Daniel L. Sullivan, husband and wife as
grantor, to Mountain Title Company, as
trustee, in favor of Basin Land and Home
Mortgage, Inc., as beneficiary, dated Oc-
tober 27, 1989, recorded October 27, 1989,
in the mortgage records of Klamath
County, Oregon, in volume No. M89 at
page 20683, covering the following
described real property situated in said
county and state, to-wit:

Tract 16, HOMEDALE, according to the
official plat thereof on file in the office of
the County Clerk of Klamath County,
Oregon. Plus all fixtures and mobile
homes, if any, located thereon. (5648
Denver Ave., Klamath Falls, OR 97603)
Beneficial interest assigned to Coun-
trywide Funding Corp. by instrument re-
corded, 1992, as Vol. _____ Page, Klamath
County Records.

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: Monthly installments of \$403.00
each, commencing with the payment due
August 1, 1991 and continuing each month
until this trust deed is reinstated or goes
to Trustee's sale; plus accrued late
charges of \$218.22 as of January 20, 1992
and further late charges of \$16.12 on each
delinquent payment thereafter; plus all
fees, costs and expenses associated with
this foreclosure, all sums expended by
beneficiary to protect the property or its
interest therein during the pendency of
this proceeding; evidence that taxes are
paid as provided by the terms of the Trust
Deed, and plus the deficit reserve account
balance of \$218.22.

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:

The sum of \$37,596.78 with interest
thereon at the rate of 9.50% per annum
from July 1, 1991, until paid; plus all fees,
costs and expenses associated with this
foreclosure; all sums expended by
beneficiary to protect the property or its
interest therein during the pendency of
this proceeding; evidence that taxes are
paid as provided by the terms of the Trust
Deed; and plus the deficit reserve account
balance of \$218.22.

WHEREFORE, notice hereby is given
that the undersigned trustee will on
September 18, 1992, at the hour of 1:00
o'clock, P.M., in accord with the standard
of time established by ORS 187.110, at
Front Door, Klamath County Courthouse,

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 prop-
erty which the grantor had or had power to
convey at the time of the execution by him
of the said trust deed, together with any
interest which the grantor or his suc-
cessors in interest acquired after the ex-
ecution of said trust deed, to satisfy the
foregoing obligations thereby secured
and the costs and expenses of sale, in-
cluding a reasonable charge by the trust-
ee. 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
rendering 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 May 15, 1992

GEORGE C. REINMILLER
Trustee

#4678 July 29, August 5, 12, 19,

AFTER RECORDING RETURN TO:

George C. Reinmiller
521 S.W. CLAY
PORTLAND, OR 97201

ON

TRUSTEE'S NOTICE OF SALE

21031



Reference is made to that certain trust deed made by Laurie A. Sullivan and Daniel L. Sullivan, husband and wife, as grantor, to Mountain Title Company, as trustee, in favor of Basin Land and Home Mortgage, Inc., as beneficiary, dated October 27, 1989, recorded October 27, 1989, in the mortgage records of Klamath County, Oregon, in book 121/volume No. M89 at page 20683, or as fee/file/instrument/microfilm/reception No. _____ (indicate which), covering the following described real property situated in said county and state, to-wit:

Tract 16, HOMEDALE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Plus all fixtures and mobile homes, if any, located thereon. (5648 Denver Ave., Klamath Falls, OR 97603)

Beneficial interest assigned to Countrywide Funding Corp. by instrument recorded _____, 1992 as Vol. _____, Page _____, Klamath County Records.

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:

Monthly installments of \$403.00 each, commencing with the payment due August 1, 1991 and continuing each month until this trust deed is reinstated or goes to Trustee's sale; plus accrued late charges of \$218.22 as of January 20, 1992 and further late charges of \$16.12 on each delinquent payment thereafter; plus all fees, costs and expenses associated with this foreclosure, all sums expended by beneficiary to protect the property or its interest therein during the pendency of this proceeding, evidence that taxes are paid as provided by the terms of the Trust Deed, and plus the deficit reserve account balance of \$218.22.

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:

The sum of \$37,596.78 with interest thereon at the rate of 9.50% per annum from July 1, 1991, until paid; plus all fees, costs and expenses associated with this foreclosure, all sums expended by beneficiary to protect the property or its interest therein during the pendency of this proceeding, evidence that taxes are paid as provided by the terms of the Trust Deed, and plus the deficit reserve account balance of \$218.22.

WHEREFORE, notice hereby is given that the undersigned trustee will on September 18, 1992, at the hour of 1:00 o'clock, P.M., in accord with the standard of time established by ORS 187.110, at front door - Klamath County Courthouse

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 grantor of the said trust deed, together with any interest which the grantor or grantor's successors in interest acquired after the execution of 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 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 May 15, 1992
 GEORGE C. REINMILLER
 521 SW Clay
 Portland, OR 97201

GEORGE C. REINMILLER Successor-Trustee
 Trustee

State of Oregon, County of Multnomah ss:

I, the undersigned, certify that I am the attorney or one of the attorneys for the above named trustee and that the foregoing is a complete and exact copy of the original trustee's notice of sale.

 Attorney for said Trustee

SERVE: _____

If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite the name and address of party to be served.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of George C. Reinmiller the 15th day of September A.D., 19 92 at 11:44 o'clock A.M., and duly recorded in Vol. M92 of _____ Mortgages on Page 21028

FEE \$25.00

By Evelyn Biehn County Clerk
Bernetha A. Hetch