

53350

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

Reference is made to that Trust Deed wherein John Morey Hammers and Deena W. Hammers, is Grantor;
William Sisemore, is Trustee; and
Klamath First Federal Savings and Loan Association, is Beneficiary,
recorded in Official/Microfilm Records, Vol. M86, Page 13409 Klamath County, Oregon,
covering the following-described real property in Klamath County, Oregon:

Lot 12, TONATEE HOMES, 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:
Installment due April 20, 1992 in the amount of \$549.36, installment due May 20, 1992,
in the amount of \$577.36 and each successive month thereafter, together with
late charges.

The sum owing on the obligation secured by the trust deed is: \$47,226.90 plus interest at the rate of
10.% per annum from March 1, 1992, plus 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 March 19, 19 93, at 10:00 o'clock A.m.
based on standard of time established by ORS 187.110 at 540 Main St., #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: November 4, 19 92.

William L. Sisemore, Trustee

STATE OF OREGON, County of Klamath ss
The foregoing was acknowledged before me on November 4, 19 92 by William L. Sisemore

Alice L. Sisemore Notary Public for Oregon — My Commission Expires Aug 2, 19 95

Certified to be a true copy:



Attorney for Trustee

STATE OF OREGON, County of Klamath ss
Filed for record on November 4th, 19 92 at 11:23 o'clock A.m.
and recorded in M92 page 26050 of mortgages.

Evelyn Biehn, Klamath County Clerk by Daniel Mullendick, Deputy

After recording return to:

WILLIAM L. SISEMORE
Attorney at Law
540 Main Street
Klamath Falls, OR 97601

Fee \$10.00