	made to that Trust I isband & wife 111iam L. Sisemo	가에가 바라, 상태가 <u>요구</u>	동 사람이 한 것 같은 것 같아요. 같은 것	ey, Jr. and Che	
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	following-described	计结婚的现在分词 建磷酸盐 网络白垩合 计定分子	3	ath: C	County, Oregon:
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Beneficiary ha	s and does elect to	sell the property to sa	atisfy the obligation	P nursuant to ORS 6	C 70E to 86 70E
The property w	na de solo as provid		March	10 00	
· · · · · · · · · · · · · · · · · · ·		100 by One 107.110 a	<u>March</u> It <u>540</u>	<u>Main St., #301</u>	
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KLAMATH COUNTY SHERIFF'S OFFICE - RETURN OF SERVICE

State of Oregon ) Count Case No. County of Klamath ) Sheriff's Case No. 92-03649 \_

Received for Service 11/04/92

I hereby certify that I received for service on STUDLEY, IRA JOHN JR the within:

TRUSTEE'S NOTICE OF DEFAULT-SALE/ELECTION TO SELL

STUDLEY, IRA JOHN JR was served personally, and in person, at 505 JEFFERSON STREET KLAMATH FALLS , OR, on 11/27/92, at 10:07 hours.

All search and service was made within Klamath County, State of Oregon.

> Carl R. Burkhart, Sheriff Klamath County, Oregon

iley By Kebecca DAILEY. REBECCA

Copy to:

WILLIAM L SISEMORE, ATTORNEY AT LAW 540 MAIN STREET, SUITE #301 KLAMATH FALLS

# 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 #4917

TRUSTEE'S NOTICE OF DEFAULT

a printed copy of which is hereto annexed, was published in the entire issue of said newspaper for \_\_\_\_\_

FOUR

day of

4 insertions) in the following issues: NOVEMBER 11, 18, 25, 1992 DECEMBER 2, 1992

Total Cost:	.80	
Darah L.	Parson	
	4	1.

Subscribed and sworn to before me this \_\_\_\_\_\_\_

and the second second

OFFICIAL SEAL Nota DEBRA A. MOORE NOCALY FUBLIC - OREGON COMMISSION NO. 015891 MY COMMISSION RXMICS MAR. 15, 1986

DECEMBER

STRUSTEE'S NOTICE OF DEFAULT A FUSTEL'S MUST CONTOSELL A THANDELECTION TO SELL A THANDELECTION TO SELL A THAN AND OF SALE Reference is made to the Trust Deed which is that a state of the State of the State which is the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State State of the State of the State of the State of the State State of the State State of the State of th Wherein the point Strengt, and due yi Li Studiey, hisband and wife, is grantor: William Stempte, is Trustee: and Klanalt, The Rederal Savings and Loan Association, is Beneficiary, Peconded in Official/Microfilm, records, Vol. M89, Page, 1997, Klamath County, Dregon, the following charthed that covering, the following described real property in Klamath County, Oregon: The Southeasterly 60 feet of Lot 6 in Block 43 of First Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the Gounty Clerk of Klamath County, Oregon and more, particularly described as follows: Beginning at the Southwest corner of Lot 6; thence East along Jefferson Street, 52.1 feet; thence North along the line between Lot 6 and 7 in said Block 60 feet; thence West and parallel to Jefferson Street 52:1 feet to the East line of Fifth Street; thence South along the said line of Fifth Street; thence South along the said line of Fifth Street 60 feet to the place of beginning. No action is pending to recover any part of the debt secured by the trust deed

of the obligation secured by the trust deed. The obligation secured by the trust deed is in default because the grantor has failed to pay the following: failure to make payment of \$389.64 due June 10, 1992 & failure to make payment of \$389.13 due July 10, 1992, and each successive installment thereafter 1 failure to pay fire insurance in the amount of \$249.00. The sum owing on the obligation secured by the trust deed is: \$36.500.90, plus interest at the rate of 7.623% per annum from Aprill 1, 1992, plus fire insurance in the amount of \$249.00, phys late charges foreclosure costs and any sums advanced by beneficiary pursuant to the terms of said frust deed.

Beneficiary has and does elect to sell the property to satisfy the obligation pursuant to ORS \$6.705 to 86.795.

The property will be sold as provided by law on March 19, 392, at. 10:45 o'clock A.M. based on standard of time established by ORS 187,110 at 540 Main St., 4301 Klenneth Falls, Klamsth County, Oregon, Interested persons are notified of the right under ORS 36,753 to have this proceeding dismissed, and the trust deed reinstated by payment of the entire amount then due, other than such porilion as would not then be due had no default occurred, together with costs, it rustee's and attorney's fees, and by curing atty other default complained of in this Notice, at any time prior, to five days before the date last set forsale.

/s/ William L. Sitemore, Trustee (4117, November, 11, 18, 25, December, 2 1992 County of Klamath

SS

STATE OF OREGON

I, William L. Sisemore, being first duly sworn, depose and say and certify that:

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

網線線 拉伯姓氏法语国际论

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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 beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain 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:

NAME AND ADDRESS

Cheryl L. Studley 505 Jefferson Street Klamath Falls, OR 97601

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 William L. Sisemore, attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon full prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on <u>December 14</u>. 1992. 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 property 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.

len William L. Sisemore Subscribed and sworn to before me December 14 19 92 OFFICIAL SEAL ALICE L. SISEMORE NOTARY PUBLIC - OREGON COMMISSION NO. 007497 MY COMMISSION EXPIRES AUG. 02,1995 Alu Lucima Notary Public for Oregon My Commission Expires: 8/2/95 ATE OF UREGON ) SS County of Klamath - ) i t I certify that the within instrument was received for record on the \_\_day of 19 o'clock \_\_\_\_N, and recorded in , at book/real/volume No. \_on page or as fee/file/instrument/microfilm/reception No. , Record of Mortgages of said County. Witness my hand and seal of County affixed. After recording, return to: BY Deputy WILLIAM L. SISEMORE Attorney at Law 日本自 540 Main Street Klamath Falls, OR 97601

#### "AMENDED"

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## TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL AND OF SA

Reference is made to that Trust Dee husband & wife		Studley, Jr. and Ch	eryl L. Studley,
William L. Sisemore Klamath First Federal Sand			, is Grant
Klamath First Federal Savin	lis and Loan Associatio		, is Trustee; a
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STATE OF OREGON

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County of Klamath )

I, William L. Sisemore, being first duly sworn, depose and say and certify that:

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

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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 beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain 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:

#### NAME AND ADDRESS

Transamerica Financial Services P.O. Box 5607 Bend, OR 97708

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 William L. Sisemore, attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon full prepaid, and was deposited by me in the United States post office at Klamath Falls. Oregon, on <u>November 4</u>, 19<u>92</u>. 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 property 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.

William L. Sisemore

Subscribed and sworn to before me on Nov. 4 , 19 92.



Mice Xlesimere Notary Public for Oregon My Commission Expires: 8/2/95

STATE OF OREGON

County of Klamath ) I certify that the within instrument was received for record on the <u>15th day of April</u>, <u>19 93</u>, at <u>3:18</u> o'clock <u>P</u> M, and recorded in book/real/volume No. <u>M93</u>on page <u>7850</u> or as fee/file/instrument/microfilm/reception No. <u>59941</u>, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

) SS

After recording, return to:

WILLIAM L. SISEMORE

Attorney at Law 540 Main Street Klamath Falls, OR 97601 BY Qauline Mislendre Deputy

Fee \$35.00