

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

Reference is made to that Trust Deed wherein Burton K. Wheeler and Sarah F. Wheeler,
husband & wife, is Grantor;
KLAMATH COUNTY TITLE COMPANY, is Trustee; and
Edward C. Dore, Jeanne M. Dore and Rose J. Young, is Beneficiary,
 recorded in Official/Microfilm Records, Vol. M80, Page 4303 Klamath County, Oregon,
 covering the following-described real property in Klamath County, Oregon:

Lot 30 in Block 6 of Mountain Lakes Homesites, Tract 1017, according to the
 official plat thereof on file in the office of the County Clerk of 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 in
 the amount of \$45.00 due May 1985, and a like amount each month thereafter; real property taxes
 for the years 1982-93 advanced in the amount of \$2,128.42; real property taxes for the year
 1993-94 in the amount of \$146.85, plus interest thereon

The sum owing on the obligation secured by the trust deed is: \$3,908.12 plus interest at the rate of 10%
 per annum from April 5, 1985, plus the amount of \$2,128.42 for real property taxes for the years
 1982-93, plus 1993-94 real property taxes in the amount of \$146.85, plus interest thereon

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 September 15, 19 94, at 11:30 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: May 6, 19 94.

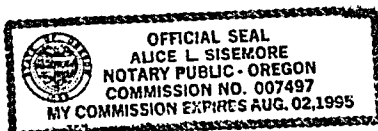
William L. Sisemore, Trustee
 William L. Sisemore, Successor Trustee

STATE OF OREGON, County of Klamath ss

The foregoing was acknowledged before me on May 6, 19 94 by William L. Sisemore

Alice L. Sisemore Notary Public for Oregon — My Commission Expires: 8/2, 19 95

Certified to be a true copy:



Attorney for Trustee

STATE OF OREGON, County of Klamath ss
 Filed for record on May 9th, 19 94 at 9:35 o'clock A.m.
 and recorded in M84 page 14471 of mortgages.

Klamath County Clerk by

Evelyn Biehn County Clerk
Annette Mueller, Deputy

Fees: \$10.00

After recording return to:

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