

80637

05-09-94A09:36 RCVD

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

Reference is made to that Trust Deed wherein STUART TERRY FOX & JOAN SUSAN FOX, 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. M78, Page 26931, Klamath County, Oregon,
 covering the following-described real property in Klamath County, Oregon:

Lot 15 in Block 2 of Mountain Lakes Homesites, Tract No. 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 of
 \$45.00 due on September 20, 1983, and a like amount each month thereafter, plus
 the sum of \$1,511.61 advanced for payment of real property taxes for the years 1981-93, plus
 interest thereof, plus the sum of \$140.76 for real property taxes for 1993-94, plus interest
 thereon

The sum owing on the obligation secured by the trust deed is: \$3,966.57 plus interest at the rate of 9% per
 annum from August 11, 1983, plus the sum of \$1,511.61 advanced for taxes for the years 1981-93,
 plus interest thereon plus the sum of \$140.76 for real property taxes for 1993-94, 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 2:00 o'clock P.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
 The foregoing was acknowledged before me on May 6, 19 94 by William L. Sisemore, ss

Alice L. Sisemore Notary Public for Oregon — My Commission Expires: 8/2, 19 95
 Certified to be a true copy: William L. Sisemore, Attorney for Trustee

STATE OF OREGON, County of Klamath
 Filed for record on May 9th, 19 94 at 9:36 o'clock A.m.
 and recorded in M94 page 14472 of mortgages.

Klamath County Clerk by Annette Mueller, Deputy
 Fees: \$10.00
 After recording return to:

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