

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 #6556

TRUSTEE'S NOTICE OF SALE

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 4, 11, 18, 25, 1994

Total Cost: \$535.04

Sarah L. Parsons

Subscribed and sworn to before me this 25TH

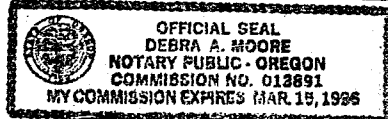
day of JULY 19 94

Debra A Moore

Notary Public of Oregon

My commission expires

3-15 19 96



18123, or as to the following described real property situated in said county and state to-wit: Lot 21, Block 24, Tract No. 1884, Sixth Addition to Klamath River Acres, in the County of Klamath, State of Oregon. Code 96 Map 3907-25AD-TS-400

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: Balance of Monthly installments of \$131.15 due for September, October, November and December of 1993 and January, February, March and April of 1994 plus interest and late charges thereon due from September 23, 1993 at the rate of TEN (10%) PERCENT per annum and subsequent installments of like amounts; subsequent amounts for assessments due under the terms and provisions of the Note and Trust Deed.

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: \$7,699.71 plus interest and late charges and taxes thereon from September 23, 1993 at the rate of TEN (10%) PERCENT per annum until paid and all sums expended by the beneficiary pursuant to the terms and provisions of the Note and Trust Deed.

would not then be due had no default occurred and no 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 11, 1994
ASPEN TITLE & ESCROW, INC.
ANDREW A. PATTERSON
ASSISTANT SECRETARY, TRUSTEE
State of Oregon, County of Klamath ss:
I, the undersigned, certify that I am the above named trustee and that the foregoing is a complete and exact copy of the original trustee's notice of sale.
/s/ ANDREW A. PATTERSON
#6556 July 4, 11, 18, 25, 1994

ASPEN 04041718 TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by RAMON DELAID, as grantor, to ASPEN TITLE & ESCROW, INC., as Trustee, in favor of KLAMATH RIVER ACRES OF OREGON, AN OREGON LIMITED PARTNERSHIP, as beneficiary, dated April 14, 1994, recorded May 1, 1994 in the mortgage records of Klamath County, Oregon, in Book No. 44-93 at Page

WHEREFORE, notice hereby is given that the undersigned trustee will on October 17, 1994, at the hour of 11:00 AM, in accord with the standard time established by ORS 187.110, at FRONT ENTRY TO ASPEN TITLE & ESCROW, INC. AT 525 MAIN STREET in the City of KLAMATH FALLS, OREGON, 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 of said trust deed, together with any interest which the grantor or his 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 discontinued and the trust deed rescinded by payment to the beneficiary of the entire amount then due (other than such portion of the principal as

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 10th day of Oct A.D., 19 94 at 10:41 o'clock AM., and duly recorded in Vol. M94 of Mortgages on Page 31550.

FEE \$10.00

Return: Aspen Title Co

Evelyn Biehn County Clerk

By *Debra A Moore*