

NE 90296

Vol 194 Page 33450

10-27-94 P03:55 RCVD AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON, County of Klamath, ss:

I, William M. Ganong, being first duly sworn, depose, and say and certify that:

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

ADDRESS

Petty Officer Douglas C. Antley

SIMA

3755 Brinser Street, Suite 1
San Diego CA 92136-5299

Douglas C. Antley and
Catherine B. Antley

Post Office Box 237
Dairy OR 97625

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 M. Ganong attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on June 23, 19 94. 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 proper 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.

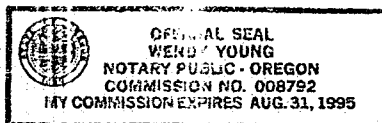
As used herein, the singular includes the plural, trustee includes successor trustee, and person includes corporation and any other legal or commercial entity.

Wendy Young

Subscribed and sworn to before me on October 27th, 1994

Wendy Young

Notary Public for Oregon. My commission expires 8/31/95.



**AFFIDAVIT OF MAILING TRUSTEE'S
NOTICE OF SALE**

RE: Trust Deed from
Douglas C. Antley

Catherine B. Antley

Grantor

to

William M. Ganong

Successor

Trustee

AFTER RECORDING RETURN TO

William M. Ganong
635 Main Street
Klamath Falls OR 97601

(DO NOT USE THIS
SPACE RESERVED
FOR RECORDING
LABEL IN COUN-
TY WHERE
FILED.)

STATE OF OREGON,

County of } ss.

I certify that the within instrument was received for record on the day of , 19 , at o'clock M., and recorded in book/reel/volume No. on page or as fee/tile/instrument/microfilm/reception No. , Record of Mortgages of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

TRUSTEE'S NOTICE OF SALE

YOU ARE GIVEN NOTICE: THAT THE BENEFICIARY AND TRUSTEE HAVE ELECTED TO SELL THE PROPERTY DESCRIBED BELOW TO SATISFY THE FOLLOWING DESCRIBED OBLIGATION:

1. The names of the Grantor, Trustee, and Beneficiary named in the subject Trust Deed are:

- A. Grantor: Douglas C. Antley and Catherine B. Antley, husband and wife
- B. Trustee: William M. Ganong, Successor Trustee
- C. Beneficiary: Oron McCarty, Jr. and Dolores M. McCarty, or the survivor thereof

2. The legal description of the property covered by the subject Trust Deed is:

Lot 17 and 18 in Block 45 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT #2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

3. The book, page number, and the date the subject Trust Deed was recorded in the Mortgage Records of Klamath County, Oregon are:

Book: M93 Page: 34911 Date Recorded: December 28, 1994
M94 3144 Rerecorded: January 28, 1994

4. The default for which the foreclosure is made is the Grantors' failure to pay monthly installments of \$964.43 per month for the months of January, February, March, April, and May, 1994.

5. The sum owing on the obligation secured by the subject Trust Deed is the principal amount of \$62,000.00 plus interest thereon at the rate of 9.00% per annum from December 8, 1993, until paid.


6. The Beneficiary and the Trustee have elected to foreclose the above-referenced Trust Deed pursuant to the provisions of Oregon Revised Statutes 86.705 to 86.795.

7. The Trustee will conduct a sale of the above-described property at 10 a.m. on the 31st day of October, 1994, at the front steps of 635 Main Street, Klamath Falls, Oregon.

8. Pursuant to ORS 86.753, the Grantors, the Grantors' successor in interest to all or any part of the above-described property, any beneficiary under a subordinate Trust Deed, or any person having a subordinate lien or encumbrance of record on the property, may cure the default or defaults at any time prior to five days before the above said date of sale by paying the entire amount due at the time of cure under the terms of the obligation, other than such portion as would not then be due had no default occurred. In addition, the person affecting the cure shall pay all costs and expenses actually incurred in enforcing the obligation and Trust Deed, together with the Trustee's and attorney's fees specified in the said statute.

In construing this instrument, the masculine gender includes the feminine and the neuter, the singular includes the plural, the word "grantor" includes any successor in interest to the grantor as well as any other persons owing an obligation, the performance of which is secured by said Trust Deed, the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated this 23 day of June, 1994.


William M. Ganong
Successor Trustee
635 Main Street
Klamath Falls, OR 97601
Tel: (503) 884-1721

STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of Wm. M. Ganong the 27th day
of Oct A.D. 19 94 at 3:55 o'clock P. M., and duly recorded in Vol. M94
of Mortgages on Page 33450

FEE \$15.00

Sylvyn Biehn County Clerk
By Doreen Mathews