

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 # 7209

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:

APRIL 5, 12, 19, 26, 1995

Total Cost: \$480.32

Sarah L. Parsons

Subscribed and sworn to before me this 26TH
day of APRIL, 19 95

Debra A. Moore

Notary Public of Oregon

My commission expires 3-15 19 96

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: Orin Gordon Kirk, a single man
B. Trustee: Mountain Title Company of Klamath County

C. Beneficiary: Ernest R. Sessom and Doris C. Sessom, Trustee of the Ernest R. Sessom Trust Agreement dated March 30, 1992 and Doris C. Sessom and Ernest R. Sessom, Trustee of the Doris C. Sessom Trust Agreement dated March 30, 1992.

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

The Northerly 40 feet of the S1/2 S1/2 SE1/4 NW1/4 lying Easterly of the Easterly right of way line of Highway 62, in Section 30, Township 34 South, Range 7 East of the Willamette Meridian in the County of Klamath, State of Oregon. The S1/2 NE1/4 Section 30, township 34 South, Range 7E of the Willamette Meridian in the County of Klamath, State of 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: 23212 Date Recorded: September 10, 1993

4. The default for which the foreclosure is made is the Grantor's failure to pay monthly installments of \$300 per month for the months of March through December, 1994; and for Grantor's failure to pay 1993-94 and 1994-95 taxes before they became past due.

5. The sum owing on the obligation secured by the subject Trust Deed is the principal amount of \$24,000.00 plus interest thereon at the rate of 15.00% per annum from February 7, 1994, 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 10:00 a.m. on the 1st day of June, 1995, at the front steps of 635 Main Street, Klamath Falls, Oregon.

8. Pursuant to ORS 86.753, the Grantor, the Grantor's 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 person owing an obligation, the performance which is secured by said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated this 5th day of January, 1995.
William M. Ganong
Successor Trustee
635 Main Street
Klamath Falls, OR
97601
Telephone: (503) 884-1721
#7209 April 5, 12, 19, 26, 1995



After Recording, Return to: Wm. M. Ganong
635 Main Street
Klamath Falls OK

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Wm Ganong the 19th day
of May A.D., 19 95 at 11:03 o'clock A M., and duly recorded in Vol. M95
of Mortgages on Page 13099.

FEE \$10.00

Bernetha G. Letsch, County Clerk

By *[Signature]*