

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 # 7144

TRUSTEE'S NOTICE

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:

MARCH 13, 20, 27, 1995

APRIL 3, 1995

Total Cost: \$556.16

Sarah L. Parsons

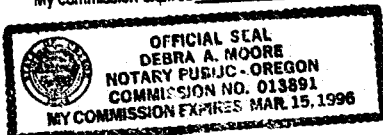
Subscribed and sworn to before me this THIRD

day of APRIL 19 95

Debra A. Moore

Notary Public of Oregon

My commission expires 3-15 19 96



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 5th day
of June A.D., 19 95 at 3:15 o'clock P M., and duly recorded in Vol. M95
of Mortgages on Page 14774

FEE \$10.00

Ret: Aspen Title Co

By *Bernetha G. Letsch* County Clerk

of the Note and
trust deed.
any 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:
\$11,410.00 plus interest
and late charges there-
on from February 15,
1992 at the rate of NINE
and ONE HALF per
cent (9.5%) until paid
and all sums expended
by the beneficiary for
costs of the books and
provisions of the Note
and Trust Deed, plus
any and all property
taxes.
WHEREFORE
notice hereby is given
that the undersigned
trustee will on June 12,
1995 at the hour of
11:10 o'clock A.M. in
accord with the stan-
dard of time estab-
lished by ORS 187.110,
and not entry to Aspen
Title & Escrow, INC. lo-
cated at 325 Main
Street, in the City of
Klamath Falls, County
of Klamath, State of Or-
egon, sell at public auc-
tion to the highest bid-
der for cash the inter-
est in the said de-
scribed real property
which the grantor had
or had power to convey
at the time of the ex-
ecution by grantor of the
said trust deed, togeth-
er with any interest
which the grantor or
grantor's successors in
interest acquired after
the execution of said
trust deed, to satisfy
the foregoing obliga-
tions thereby secured
and the costs and ex-
penses of sale, includ-
ing 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 fore-
closure proceeding dis-
missed and the trust
deed reinstated by pay-
ment to the beneficiary
of the entire amount
then due (other than
such portion of the
principal as would not
then be due had no de-
fault occurred) and by
curing any other de-
fault complained of
herein that is capable of
being cured by tender-
ing the performance
required under the obli-

gation of trust deed,
and in addition in pay-
ing said sums of tender-
ing the performance
necessary to cure the
default, by paying all
costs and expenses ac-
tually incurred in en-
forcing the obligation
and trust deed, togeth-
er with trustee's and at-
torney's fees not ex-
ceeding the amounts
provided by said ORS
86.753.

In construing this
notice, the singular in-
cludes the plural, the
word "grantor" includes
any successor in inter-
est to the grantor as
well as any other per-
son owing an obligation,
the performance which
is secured by said trust
deed, and the words
"trustee" and "benefici-
ary" include their re-
spective successors in
interest, if any.
DATED January 12,
1995

Andrew A. Patterson
Trustee
State of Oregon, County
of Klamath ss:

I, the under-
signed, 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.

Andrew A. Patterson
Attorney for
said Trustee
#7144 March 13, 20, 27,
1995 April 3, 1995

ASPEN 04042636
TRUSTEE'S NOTICE
OF SALE
Reference is made to that certain
trust deed made by An-
nie T. Lee, a married
woman, as her separate
property, as grantor, to
Aspen Title & Escrow,
INC., as Trustee, in
favor of E.H. Realty,
INC., a California Cor-
poration, as Benefici-
ary, dated November
15, 1991, recorded June
20, 1992, in the Mort-
gage Records of Klamath
County, Oregon in
Book No. M92, at page
14090, or as fee No.
44767, covering the fol-
lowing described real
property, situated in
said county and state,
to wit:
Lot 25, Block 31, Tract
No. 1184, Oregon Shores
Unit #2, First Addition,
in the County of Klamath,
State of Oregon.
Code 138 Map 3507-
17BC-CL 5900.
Both the Benefi-
ciary and the Trustee
have elected to sell the
said real property to
satisfy the obligations
secured by said trust
deed and a notice of de-
fault has been recorded
pursuant to Oregon Re-
vised Statutes
86.753(3), the default of
which the foreclosure is
made is grantor's fail-
ure to pay when due
the following sums:
Balance of monthly in-
stallments of not less
than \$150.24 due for Fe-
bruary 15, 1992 and
thereafter, and subse-
quent installments of
like amounts; subse-
quent amounts for as-
sessments due under
the terms and provi-