

# Affidavit of Publication

## STATE OF OREGON, COUNTY OF KLAMATH

I, Julie Hughes, 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 in general circulation, as  
defined by Chapter 193 ORS, printed and  
published at Klamath Falls in the  
aforesaid county and state; that the  
LEGAL #7929

### 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:  
DECEMBER 4/11/18/25, 1995

Total Cost:       

Subscribed and sworn before me this 25TH  
day of DECEMBER 1995

Debra A Moore

Notary Public of Oregon

My commission expires 3-15 1996

### TRUSTEE'S NOTICE OF SALE

Loan No. 925725-2  
T.S. No. 910052  
Reference is made to  
that certain deed made  
by JULIE ANN PUT-  
MAN, AN UNMAR-  
RIED WOMAN as  
Grantor to MOUNTAIN  
TITLE COMPANY, OF  
KLAMATH COUNTY,  
as Trustee, in favor of  
JACKSON COUNTY  
FEDERAL BANK, A  
F.S.B., as Beneficiary,  
dated OCTOBER 16,  
1991, recorded OCTO-  
BER 21, 1991, in the of-  
ficial records of KLA-  
MATH County, Oregon  
in book/reel/volume  
No. M91 at page No.  
21971, fee/file/instru-  
ment/microfilm/recor-  
dation No. 36337 (indicates  
which), covering the  
following described real  
property situated in  
said County and State,  
to wit:

### EXHIBIT A

PARCEL 1  
A PORTION OF LOT 8,  
BLOCK 89, BUENA  
VISTA ADDITION TO  
THE CITY OF KLA-  
MATH FALLS, ORE-  
GON, ACCORDING TO  
THE OFFICIAL PLAT  
THEREOF ON FILE IN  
THE OFFICE OF THE  
COUNTY CLERK OF  
KLAMATH COUNTY,  
OREGON, MORE PAR-  
TICULARLY DE-  
SCRIBED AS FOL-  
LOWS:  
BEGINNING AT THE  
NORTHWEST CORNER  
OF SAID LOT 8 AND  
RUNNING THENCE  
NORTHEASTERLY  
ALONG THE SOUTH-  
EAST-ERLY LINE OF DEL-  
TA (FORMERLY  
YOLO) STREET TO  
THE CORNER COM-  
MON TO LOTS 8 AND 9  
OF SAID BLOCK 89;  
THENCE SOUTHEAST-  
ERLY ALONG THE  
LINE COMMON TO  
SAID LOTS 8 AND 9,  
104.4 FEET TO A  
POINT; THENCE AT  
RIGHT ANGLES TO  
SAID LINE SOUTH-  
WESTERLY 50 FEET  
TO A POINT ON THE  
WESTERLY LINE OF  
SAID LOT 8; THENCE  
NORTHWESTERLY  
ALONG SAID WEST-  
ERLY LINE OF SAID  
LOT 8 A DISTANCE OF  
98 FEET TO THE

### POINT OF BEGIN- NING PARCEL 2

THE SOUTHERLY 50  
FEET OF LOT 8 IN  
BLOCK 89 OF BUENA  
VISTA ADDITION TO  
THE CITY OF KLA-  
MATH FALLS, ORE-  
GON, ACCORDING TO  
THE OFFICIAL PLAT  
THEREOF ON FILE IN  
THE OFFICE OF THE  
COUNTY CLERK OF  
KLAMATH COUNTY,  
OREGON.

Both the beneficiary  
and the trustee have  
elected to sell the said  
real property to satisfy  
the obligations secured  
by said trust deed and  
notice has been record-  
ed pursuant to Section  
86.735 (3) of Oregon Re-  
vised Statutes; the de-  
fault for which the fore-  
closure is made is the  
grantor's failure to:  
Make the monthly pay-  
ments of \$390.95 each,  
commencing with the  
payment due on JANU-  
ARY 1, 1995 and con-  
tinuing each month un-  
til this trust deed is re-  
instated or goes to trust-  
ee's sale; plus a late  
charge of \$11.85 on  
each installment not  
paid within fifteen days  
following the payment  
due date; trustee's fees  
and other costs and ex-  
penses associated with  
this foreclosure and  
any further breach of  
any term or condition  
in subject note and  
deed of trust.

By the reason of said  
default the beneficiary  
has declared all obliga-  
tions secured by said  
deed of trust imme-  
diately due and pay-  
able, said sums being  
the following, to-wit:  
The sum of \$39,610.40  
together with interest  
thereon at the rate of  
7.875% per annum from  
DECEMBER 1, 1994 un-  
til paid; plus all ac-  
crued late charges  
thereon; and all trust-  
ee's fees, foreclosure  
costs and any sums ad-  
vance by the benefici-  
ary pursuant to the  
terms of said deed of  
trust.

Whereof, notice hereby  
is given that the under-  
signed trustee will on

FEBRUARY 26, 1996 at  
the hour of 1 O'clock,  
P.M., Standard of Time,  
as established by Sec-  
tion 187.110, Oregon Re-  
vised Statutes, at THE  
FRONT DOOR TO THE  
KLAMATH COUNTY  
COURTHOUSE, MAIN  
STREET, KLAMATH  
FALLS, County of KLA-  
MATH, State of Ore-  
gon, sell at public auc-  
tion to the highest bid-  
der in the said de-  
scribed real property  
which the grantor had  
or had power to convey  
at the time of the ex-  
ecution by him of the  
said trust deed, to-  
gether with any interest  
which the grantor or  
his successors in interest  
acquired after the ex-  
ecution of said trust  
deed, to satisfy the  
foregoing obligations  
thereby secured and  
the costs and expenses  
of sale, including a rea-  
sonable charge by the  
trustee. Notice is fur-  
ther given that any per-  
son named in Section  
86.753 of Oregon Re-  
vised Statutes; has the  
right to have the 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 said  
principal as would not  
then be due had no de-  
fault occurred), to-  
gether with the costs, trust-  
ee's and attorney's  
fees and curing any  
other default com-  
plained of in the Notice  
of Default by tendering  
the performance re-  
quired under the obliga-  
tion of trust deed, at  
any time prior to five  
days before the date  
last set for the sale.  
In construing this, the  
masculine gender in-  
cludes the feminine and  
the successor in inter-  
est to the grantor as  
well as any other per-  
son owing an obligation,  
the performance of  
which is secured by  
said trust deed; the  
words "trustee" and  
"beneficiary" include  
their respective suc-  
cessors in interest, if any.



OFFICIAL SEAL  
DEBRA A. MOORE  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 013391  
MY COMMISSION EXPIRES MAR. 15, 1996

1901

1905

DATED SEPTEMBER  
27, 1995  
CALWESTERN  
RECONVEYANCE  
CORPORATION  
125 EAST MAIN  
STREET  
P.O. BOX 22004  
SEASIDE, CA  
94062-0004  
(415) 990-7200  
BY  
WENDY V. PERRY  
ASST  
VICE PRESIDENT  
WVVP December 4, 11,  
1995

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 22nd day  
of Jan A.D., 19 96 at 3:56 o'clock P M., and duly recorded in Vol. M96  
of Mortgages on Page 1904

FEE \$15.00

By Bernetha G. Letsch County Clerk