

# 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 #7871

ASPEN 04043625/F TRUSTEE'S.

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:  
NOVEMBER, 6/13/20/27, 1995

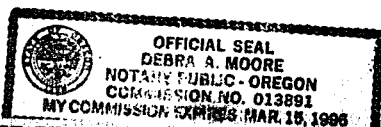
Total Cost: \$581.44

Subscribed and sworn before me this 27TH  
day of NOVEMBER 1995

*Debra A. Moore*

Notary Public of Oregon

My commission expires 3-15 1996



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title  
of Feb A.D., 19 96 at 11:35 o'clock AM., and duly recorded in Vol. M96 day  
of Mortgages on Page 3993

FEE \$10.00

Return: Aspen Title Co

### ASPEN 04043625/F TRUSTEE'S NOTICE OF SALE

Reference is made to the certain trust deed made by RICHARD E. BARNETT, et al. Grantor, to ASPEN TITLE & ESCROW, INC., as Trustee, in favor of WILLIAM C. POOLE, as Beneficiary, dated November 28, 1994, recorded December 13, 1994, in the Mortgage Records of Klamath County, Oregon in Book No. M94, page 37494, or as fee No. 92404, covering the following described real property situated in said county and state, to-wit:

#### EXHIBIT "A"

PARCEL 1: The S1/2 NE1/4 and the N1/2 SE1/4 of Section 28, Township 38 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

PARCEL 2: The S1/2 SE1/4 of Section 28 and the E1/2 NE1/4 of Section 33, Township 38 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Code 36 Map 3813 TL 3000  
Code 36 Map 3813 TL 3100  
Code 36 Map 3813 TL 3200

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 not less than \$500.00 a month due for the months of June, July and August of 1995; and 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: \$61,600.00 plus interest and late charges thereon from June, July and August of 1995 at the rate of NINE (9.0%) PERCENT PER ANNUM until paid and all sums expended by the beneficiary pursuant to the terms and provisions of the Note and Trust Deed; and all property taxes owing.

WHEREFORE, notice hereby is given that the undersigned trustee will on February 19, 1996, at the hour of 11:00 o'clock, A.M., in accord with the standard of time established by ORS 187.110, at FRONT ENTRY TO ASPEN TITLE & ESCROW, INC., LOCATED AT 525 MAIN STREET, in the City of KLAMATH FALLS, 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 by grantor of the said trust deed, together with any interest which the grantor or grantor's 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 dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of the principal as would not then be due had no default occurred) and by curing any other default complained of herein that is capable of being cured by tendering the performance required under the obligation of

trust deed, and in addition to paying said sums of 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 which is secured by said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

DATED August 23, 1995

Andrew A. Patterson  
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.

Andrew A. Patterson  
Trustee  
#7871 November 6, 13, 20, 27, 1995

Bernetha G. Letsch, County Clerk

By *Pauline Miller*