

NE

13877

INSTRUCTIONS FOR SERVICE OF TRUSTEE'S NOTICE OF SALE UPON OCCUPANT  
AND PROOF OF SERVICERECEIVED  
KLAMATH COUNTY  
SHERIFF'S OFFICE

95 OCT -3 PM 1:34

TRUSTEE'S INSTRUCTIONS to the person who serves the Trustee's Notice of Sale attached hereto:  
STATE OF OREGON, County of KLAMATH ) ss.

I, the undersigned, being first duly sworn, depose and say:

I am the Trustee XXXXXXXXXX for the Trustee in the trust deed described in the attached Trustee's Notice of Sale.

You are hereby directed to serve the Trustee's Notice of Sale in the manner in which a summons is served pursuant to ORCP 7D.(2) and 7D.(3), upon the occupant of the property described in said Notice of Sale.

The name of the person to be served, if known, and the property address of the property described in said trust deed, are as follows:

NAME OF PERSON TO BE SERVED  
(If unknown, so state)

PROPERTY ADDRESS

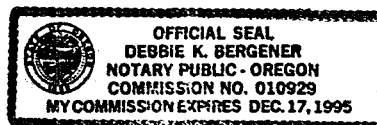
TIMOTHY C. OLSON &amp; LINDA J. OLSON

3606 HILYARD AVENUE  
KLAMATH FALLS, OREGON 97603

If the occupant is indicated as "unknown", or if you find the property at said address to be occupied by other than the person named, then you are instructed to serve the person or persons whom you find to be occupying said property.

Service should be made by October 16, 1995, which is 120 days before the date fixed for the sale in the attached notice. If you have not made service by that date, and the property appears occupied, persist in making service until it has been accomplished.

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

Subscribed and sworn to before me this 2nd day of October, 1995STATE OF OREGON) ss  
County of KLAMATH)I hereby CERTIFY that the within is a true and correct copy and the whole of the original. CARL R. BURKHART  
Sheriff of Klamath County, OregonBy Debbie K. Bergener DeputyNotary Public for Oregon. My commission expires: 12-17-95

PUBLISHER'S NOTE: An original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

TRUSTEE'S INSTRUCTIONS AND PROOF OF  
SERVICE UPON OCCUPANT OF TRUSTEE'S  
NOTICE OF SALE

(120-Day Notice per ORS 86.750(1))

RE: Trust Deed from

Grantor

TO

Trustee

AFTER RECORDING RETURN TO

ASPEN TITLE & ESCROW, INC.  
ATTN: FORECLOSURE DEPARTMENT

SPACE RESERVED

FOR

RECORDER'S USE

STATE OF OREGON, ) ss.  
County of \_\_\_\_\_

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/file/instrument/microfilm/reception No. \_\_\_\_\_, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

ON .....

ASPEN 04043802/F  
TRUSTEE'S NOTICE OF SALE



Reference is made to that certain trust deed made by Timothy C. Olson and Linda J. Olson,  
husband and wife, as grantor, to  
Aspen Title & Escrow, Inc., as trustee,  
in favor of Floyd A. Cobb, Glenn D. Quigley and Rose M. Quigley, as beneficiary,  
dated October 11, 1991, recorded October 15, 1991, in the mortgage records of  
Klamath County, Oregon, in book XXXXXX No. M91 at page 21541, or  
as fee THE KAMATH FALLS, OREGON, TRUST DEED No. 36094 (indicate which), covering the following described real  
property situated in said county and state, to-wit:

The Easterly 80.45 fee of Lots 1 and 2, Block 6, Altamont Acres, in the County of  
Klamath, State of Oregon. EXCEPTING THEREFROM the Northerly 5 feet thereof.

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 de-  
fault for which the foreclosure is made is grantor's failure to pay when due the following sums:

Balance of monthly installments of \$321.31 due for August 15, 1995 and September 15,  
1995; interest paid to July 3, 1995; and subsequent installments of like amounts;  
subsequent amount 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:

\$26,579.29 plus interest and late charges, thereon from August 15, 1995, interest owing  
from July 3, 1995; at the rate of TEN (10%) PERCENT PER ANNUM until paid and all sums  
expended by the Beneficiary pursuant to the terms and provisions of the Note and Trust  
Deed plus any and all property taxes owing.

WHEREFORE, notice hereby is given that the undersigned trustee will on March 4, 1996,  
at the hour of 11:00 o'clock, A.M., in accord with the standard of time established by ORS 18.110, 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 or trust deed, and in addition to paying said sums or tendering the per-  
formance 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 of which is secured by said trust deed,  
and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

DATED OCTOBER 2, 1995.

Trustee

State of Oregon, County of KLAMATH ss:

I, the undersigned, certify that I am the NOTARY PUBLIC of the above named trustee and that  
the foregoing is a complete and exact copy of the original trustee's notice of sale.

MY COMMISSION EXPIRES \_\_\_\_\_

If the foregoing is a copy to be served pursuant to  
ORS 86.740 or ORS 86.750(1), fill in opposite  
the name and address of party to be served.

SERVE: \_\_\_\_\_

KLAMATH COUNTY SHERIFF'S OFFICE - RETURN OF SERVICE

State of Oregon )  
County of Klamath )

Court Case No.  
Sheriff's Case No. 95-03132

Received for Service 10/03/95

I hereby certify that I received for service on  
OCCUPANTS, ALL  
the within:

## TRUSTEE'S NOTICE OF SALE

OCCUPANTS, ALL  
was served by leaving a true copy with  
OLSON, TIMOTHY CONRAD  
a person over the age of fourteen years who resides  
at the place of abode of the within named located at  
3606 HILYARD  
KLAMATH FALLS  
at 09:15 hours. , OR, on 10/09/95,

All search and service was made within Klamath County, State of Oregon.

Carl R. Burkhart, Sheriff  
Klamath County, Oregon

By

~~ALEXANDER~~, TERRI L

**Copy to:**

ASPEN TITLE & ESCROW, INC  
525 MAIN  
KLAMATH FALLS

OR 97601

## KLAMATH COUNTY SHERIFF'S OFFICE - RETURN OF SERVICE

State of Oregon )  
County of Klamath )

Court Case No.  
Sheriff's Case No. 95-03132

Received for Service 10/03/95

I hereby certify that I received for service on  
OLSON, TIMOTHY CONRAD  
the within:

## TRUSTEE'S NOTICE OF SALE

OLSON, TIMOTHY CONRAD  
was served personally, and in person, at  
3606 HILYARD  
KLAMATH FALLS , OR, on 10/09/95,  
at 09:15 hours.

All search and service was made within Klamath County, State of  
Oregon.

Carl R. Burkhardt, Sheriff  
Klamath County, Oregon

By Terru Alexander  
ALEXANDER, TERRI L

Copy to:

ASPEN TITLE & ESCROW, INC  
525 MAIN  
KLAMATH FALLS

OR 97601

## KLAMATH COUNTY SHERIFF'S OFFICE - RETURN OF SERVICE

State of Oregon )  
 County of Klamath )

Court Case No.  
 Sheriff's Case No. 95-03132

Received for Service 10/03/95

I hereby certify that I received for service on  
 OLSON, LINDA JOYCE  
 the within:

## TRUSTEE'S NOTICE OF SALE

OLSON, LINDA JOYCE  
 was served by leaving a true copy with  
 THOMPSON, PAMELA  
 a person over the age of fourteen years who resides  
 at the place of abode of the within named located at  
 3527 CHELSEA  
 KLAMATH FALLS', , OR, on 10/10/95,  
 at 09:10 hours.

All search and service was made within Klamath County, State of Oregon.

Carl R. Burkhardt, Sheriff  
 Klamath County, Oregon

By Terri Alexander  
 ALEXANDER, TERRI L

Copy to:

ASPEN TITLE & ESCROW, INC  
 525 MAIN  
 KLAMATH FALLS

OR 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title the 26th day  
 of Feb A.D., 19 96 at 3:44 o'clock P. M., and duly recorded in Vol. M96,  
 of Mortgages on Page 5158

FEE \$30.00

By Lynette Hertz  
 Bernetha Hertz, County Clerk