

ATC #0404793

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 #8585

TRUSTEE'S NOTICE.....

a printed copy of which is hereto annexed,  
was published in the entire issue of said  
newspaper for FOUR

( 4 ) insertion(s) in the following issues:

JULY 23/30

AUGUST 6/13, 1996

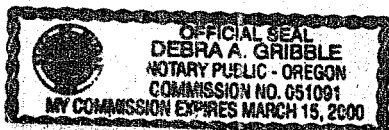
Total Cost: \$353.92

Subscribed and sworn before me this 13TH

day of AUGUST 19 96

Debra A. Gribble

Notary Public of Oregon

My commission expires MAR 15 2000

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow  
of August A.D., 19 96 at 3:06 o'clock PM., and duly recorded in Vol. M96  
of Mortgages on Page 25878

FEE \$10.00

Bernetha G Letsch, County Clerk

By Cheryl Swann

TRUSTEE'S NOTICE: This notice is given to all persons who have an interest in the property described below, to advise them that the property is being sold by the trustee of the trust created by the deed recorded in the Official Records of Klamath County, Oregon, Book 142, Page 13. The property will be sold in the manner prescribed by law on November 14, 1996 at 10:30 o'clock A.M., based on the standard of time as established by ORS 142.130, in the front steps of the Klamath County Courthouse Annex, 300 Main Street, in the City of Klamath Falls, County of Klamath, Oregon.

Interested persons are notified of the right under ORS 66.753 to have this proceeding dismissed and the trust deed reinstated by payment of the entire amount then due, other than such portion as would not then be due had no default occurred, together with costs, trustee's and attorneys fees, and by curing any other default complained of in this Notice at any time prior to five days before the date last set for sale.

DATED this 13 day of June, 1996.  
Bruce Keillington  
Trustee  
#8585 July 23, 30, 1996  
August 6, 13, 1996

1. Grantor: Donald Simon and Dora Simon.  
2. Property covered by trust deed: Lot 11, Block 101, DARROW ADDITION TO THE CITY OF KLAMATH FALLS in the County of Klamath, State of Oregon.  
3. Trust deed was recorded on September 16, 1994 at Volume M94, Page 25239, Fee No. 8585, Official Records of Klamath County, Oregon.  
4. Default for which foreclosure is made is failure to pay the following: Monthly installment payment of \$341.45 beginning with the installment due March 15, 1996 and monthly installments in the same amount due the 15th day of each month thereafter until paid, and for failure to pay real property taxes which are due the sum of \$89.00.  
5. The sum owing on the obligation secured by the trust deed is: \$33,712.34, plus interest at the rate of 10% per annum from November 1, 1995 until paid, plus trustee's fees, attorney fees, reasonable costs, and such sum advanced by the trustee for the benefit of the property.