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1997 JAN 29 P3:16

TRUSTEE'S NOTICE.....

5.9.

NOVEMBER 29

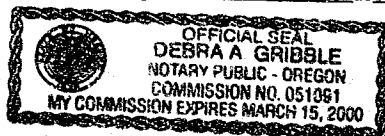
DECEMBER 6/13/20, 1996

Total Cost: \$581.44

Subscribed and sworn before me this 20TH
day of DECEMBER 19 96

Notary Public of Oregon

My commission expires



Return to: Melissa Tervet
5000 Columbia Center, 701 Fifth Ave.
Seattle, Wn 97104

STATE OF OREGON : COUNTY OF KLAMATH: SS

Filed for record at request of Klamath County Title the 29th day
of January A.D., 19 97 at 3:16 o'clock P. M., and duly recorded in Vol. M97
of Mortgages on Page 2680

FEE \$10.00

Bernetha G. Letsch, County Clerk

by Kathleen Rose

TRUSTEE'S NOTICE OF SALE

Reference is made to certain trust deed made by DAVID L. KIVEL, Trustor, to U.S. BANK OF OREGON, National Association, as Trustee, in favor of U.S. BANK MORTGAGE COMPANY, Inc., dated August 23, 1976, recorded August 27, 1976, in the mortgage records of Klamath County, Oregon, in Volume No. 137 at page 17139 covering the following described real property situated in said county and state, to-wit:

LOT 10 IN BLOCK 88 OF FIFTH ADDITION TO KLAMATH RIVER ACRES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

PROPERTY TAX ADDRESS:
1546 Greenwing Loop
Kenil, Oregon 97622

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(1) the default of which the foreclosure is made in grantor's failure to pay when due the following sums:
monthly payments of \$710.00 beginning June 1, 1976; plus late charges of \$25.00 each month beginning June 16, 1976, together with title expense costs, trustee's fees and attorney's fees incurred herein by reason of said default; and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

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 principal and interest thereon by tendering the performance required under the obligation or most debt, and in addition, by 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.

This is an attempt to collect a debt and any information obtained will be used for that purpose.

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 SEPTEMBER 24, 1976
Lucy E. Kivel—Trustee

For further information, please contact:
Melissa G. Tervet
Preston Gates & Ellis
5000 Columbia Center,
701 Fifth Avenue
Seattle, WA 98104
(206) 623-7580 ext. 5571.
#9007 November 29, 1996
December 6, 13, 20, 1996