47417

'97 OCT 22 P3:08

Vol. M97 Page 34829

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

I, Julie Hughes, Office Manager,
being first duly sworn, despose 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 #9642
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 8/15/22/29, 1997

Total Cost: $429.76

Subscribed and sworn before me this 29TH
day of JULY 1997

Debra A. Gribble
Notary Public of Oregon

My commission expires 3-15 20 00

OFFICIAL SEAL
DEBRA A. GRIBBLE
NOTARY PUBLIC - OREGON
COMMISSION NO. 051091
MY COMMISSION EXPIRES MARCH 15, 2000

TRUSTEE'S NOTICE

[illegible] certain trust deed made by [illegible] Myers and Sherry [illegible] Myers, as grantor, to Bend Title Company, an Oregon Corporation, as trustee, in favor of [illegible] as beneficiary, dated October [illegible] 1995, in the mortgage records of Klamath County, Oregon, in M95, page 22980, covering the following described real property situated in said county and state, to wit:

Lot 9, in Block 3, of PLAT NO. 1204, LITTLE RIVER RANCH, 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 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: $190.69 on December 22, 1996, $190.69 on January 22, 1997, February 22, 1997, March 22, 1997, and April 22, 1997.

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: $21,400.00.

WHEREFORE, notice hereby is given that the undersigned trustee will on October 17, 1997, at the hour of 9:00 A.M., in accordance with the standard of time established by ORS 187.110, at the Oregon State Police Office in Gilchrist, Oregon sell at public auction to the highest bidder for cash the interest in the said described 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 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: July 1, 1997
/s/Dennis Fennell
Successor Trustee
Pub: July 8, 15, 22, 29, 1997

STATE OF OREGON: COUNTY OF KLAMATH : ss.

Filed for record at request of Dennis Fennell the 22nd day of October A.D., 19 97 at 3:08 o'clock P. M., and duly recorded in Vol. M97, of Mortgages on Page 34829.

Bernetha G. Letsch, County Clerk
By Kathleen Ross

FEE $10.00

Return: Dennis Fennell
1195 NW Wall St.
Bend, Or. 97701