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

Vol. m98 Page 927

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

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

I am the Trustee or attorney 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

OCCUPANT

925 Addison Street, Klamath Falls, Oregon

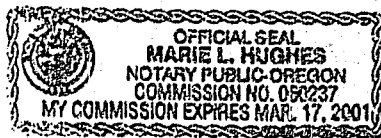
If the occupant is indicated as "unknown", or if you find the property at said address to be occupied by other than the person named, then you are instructed to serve the person or persons whom you find to be occupying said property.

Service should be made by July 15, 1997, 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.

[Signature]
(Attorney for) Trustee

Subscribed and sworn to before me this 23rd day of June, 1997



Marie L. Hughes
Notary Public for Oregon. My commission expires 03-17-2001

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

JAMES D. GORTON and
LILA L. GORTON Grantor
TO

JOSEPHINE-CRATER TITLE
COMPANY Trustee

AFTER RECORDING RETURN TO
Michael J. Bird, Attorney
P.O. Box 8249
Grants Pass, OR 97528-0311

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

TRUSTEE'S NOTICE OF SALE

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IN THE COURT OF THE STATE OF OREGON COUNTY OF JOSEPHINE

GRANTOR-JAMES D. GORTON & LILA L. GORTON
TRUSTEE-JOSEPHINE CRATER TITLE CO.)

CASE NO. _____

vs AN OREGON CORPORATION

AFFIDAVIT/PROOF OF SERVICE

SUCCESSOR TRUSTEE-MICHAEL J. BIRD)
BENEFICIARY-FLOYD MCCURDY)

STATE OF OREGON)
) ss.
County of KLAMATH)

I hereby certify that on the 15 day of JULY, 1997, at the hour of _____,
I ~~observed~~ OBSERVED 925 ADDISON ST., KLAMATH FALLS, OR. TO BE VACANT/UN-OCCUPIED. by:

- ___ Personal Service (personally and in person)
- ___ Substitute Service (by serving a person over the age of 14 years, who resides at the usual place of abode of the within named)
- ___ Office Service (by serving the person apparently in charge)
- ___ By Posting (said residence)
- ___ A CERTIFIED/TRUE copy of:
 - ___ Summons
 - ___ Complaint
 - ___ Order
 - ___ Petition
 - ☒ Other TRUSTEE'S NOTICE OF SALE
- ___ Small Claims
- ___ Writ of Garnishment
- ___ Motion
- ___ Notice
- ___ Subpoena
- ___ Citation
- ___ Affidavit
- ___ Decree

TO: _____ at _____

NOT FOUND: I certify that I received the within document for service on JULY 2, 1997, and after due and diligent search and inquiry, I have been unable to locate OCCUPANTS within the County of KLAMATH. Dated this 15 day of JULY, 1997.

SUBSERVE MAILING: The Plaintiff/Agent has caused to be mailed on _____, 19____, a true copy of the papers served by substitute service or office service, addressed to the defendant (s) at: _____

NOTICE: You are hereby notified that you were served by substitute service a true copy of _____ at the time, date and place set forth herein.

I am a competent person over the age of 18, a resident of said State, not a party to nor an officer, director or employee of, nor attorney for any party, corporate or otherwise and knew that the person, firm or corporation served is the identical one named in the action.

ALL SEARCH AND SERVICE WAS MADE WITHIN THE COUNTY OF KLAMATH.

Lenora L. Mueller
LENORA L. MUELLER

Subscribed to and Sworn to before me this _____ day of _____, 19____.

Notary Public for Oregon
My Commission Expires: _____

Papers Received From VERN MEYERS
P.O. BOX 1681
GRANTS PASS, OREGON 97526

Remit to	Service Fee	\$
	Mileage	\$
	Rush/Emerg	\$
	Bad Address	\$
Date: 07 15 97		\$
File No.		\$
Client No.	Amount Paid	\$
	TOTAL DUE	\$

Mueller's Investigation Company

Phone: (503) 883-7051

308 Coli Avenue
Klamath Falls, OR 97601

Licensed

AFFIDAVIT OF VACANCY

I HEREBY CERTIFY THAT ON THE 15 DAY OF JULY 1997 THE DWELLING
AT 925 ADDISON STREET, KLAMATH FALLS, OREGON 97601 WAS VACANT.

I AM A COMPETENT PERSON OVER THE AGE OF 18, A RESIDENT OF THE
STATE OF OREGON, NOT A PARTY TO NOR AN OFFICER, DIRECTOR OR EMPLOYEE
OF, NOR ATTORNEY FOR ANY PARTY INVOLVED.

Lenora L. Mueller
LENORA L. MUELLER

Mari Hughes
BROWN, HUGHES, BIRD, LANE & ROTE**TRUSTEE'S NOTICE OF SALE**

NOTICE is hereby given that the obligation secured by the trust deed described herein is in default, and that the beneficiary has elected to foreclose the trust deed pursuant to ORS 86.705 to 86.795. No action is now pending to recover any part of the debt secured by the trust deed.

Information required by ORS 86.735 and ORS 86.745 is as follows:

1. Grantor: JAMES D. GORTON and LILA L. GORTON

Trustee: JOSEPHINE-CRATER TITLE COMPANY,
an Oregon corporation

Successor Trustee: MICHAEL J. BIRD

Beneficiary: FLOYD McCURDY

2. Property covered by the trust deed:

Beginning at a point on the Southeasterly line of Lot 14 in Block 76 of Buena Vista Addition to Klamath Falls, Oregon, which is North 55°38' East 107 feet from the most Southerly corner of said lot; thence North 55°38' East 36 feet along the Southeasterly line of said lot; thence North 35°11' West 66.45 feet; thence South 47°32' West 11.6 feet; thence South 45°38' East 1.79 feet; thence South 41°27' West 29.85 feet; thence South 39°20' East 56.1 feet to the point of beginning, being a portion of Lot 14, Block 76, BUENA VISTA ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. (Account #3809-029BD-05800, Key No. R213147, Code 001)

Property Address:

925 Addison Street
Klamath Falls, Oregon

3. The trust deed was dated September 23, 1996, and recorded on October 1, 1996, in Volume M96, at Page 31166, Mortgage Records of Klamath County, Oregon.

4. Default for which foreclosure is made is failure to pay the following:

(a) Monthly payments of \$291.67 each commencing December 30, 1996, and thereafter.

(b) Unpaid late penalty charge of \$58.32, plus 5% on each monthly payment thereafter not made within 15 days of due date.

(c) 1996-97 delinquent real property taxes, plus interest thereon.

5. The sums owing on the obligation secured by the trust deed is:

(a) The principal sum of \$25,000, with interest thereon at the rate of 14.000 percent per annum beginning 11/30/96 until paid.

(b) Unpaid late penalty charge of \$58.32, plus 5% on each monthly payment thereafter not made within 15 days of due date.

(c) 1996-97 real property taxes, plus interest thereon.

(d) Two (2) months interest if a foreclosure is initiated.

(e) 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 beneficiary's interest therein.

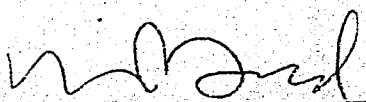
6. The beneficiary has and does elect to sell the property to satisfy the obligation. A Notice of default was recorded in Volume M97, at Page 18877, Mortgage Records of Klamath County, Oregon.

7. The property will be sold in the manner prescribed by law on November 12, 1997, at 10:00 o'clock, A.M., standard time as established by ORS 187.110, at the front steps of Klamath County Title Company, 422 Main, Klamath Falls, Klamath County, Oregon.

8. Interested persons are notified of the right under ORS 86.753 to have this 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, together with costs, trustee's and attorney's fees, and by curing any other default complained of in this notice, at any time prior to five (5) days before the date the successor trustee conducts the sale.

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED
WILL BE USED FOR THAT PURPOSE.

DATED this 23rd day of June, 1997.


MICHAEL J. BIRD, SUCCESSOR TRUSTEE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 12th day
of January A.D., 19 98 at 3:14 o'clock P.M., and duly recorded in Vol. M98,
of Mortgages on Page 927.

FEE \$35.00

By Bernetha G. Letsch Bernetha G. Letsch, County Clerk
Kathleen Ross

Recording date January 12, 1998 Missing Document #51420