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Vol. 2798 Page 30264

After recording, return to:
William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

NOTICE OF DEFAULT

Pursuant to ORS 93.915, the undersigned Seller has elected to forfeit the Buyers' interest in the following described Land Sales Contract in the manner provided by said statute.

1. The names of the Seller and Buyers in the subject contract are:

A. Seller: Charles D. Turner

B. Buyers: Richard C. Mathison and Dorothy L. Mathison

C. Date Recorded: March 26, 1983

D. Place Recorded: Volume M 83 at page 8248 of the Deed Records of the Clerk of Klamath County, Oregon.

Note: The Seller's interest is now owned by Lorin Dixon and the Buyers' interest is now owned by Neva Henshaw.

2. The legal description of the property covered by the subject Land Sales Contract is:

Lot 7 in Block 4 of North Beaver Marsh Addition,
according to the official plat thereon on file in the
Klamath County Clerk's Office.

Klamath County Assessors Account No. 2803-019AO-02200

3. The defaults for which forfeiture is made are:

a. The Buyers' failure to make monthly installment payments of not less than \$125 each for the months of August 1992 to July 1998, inclusive; and

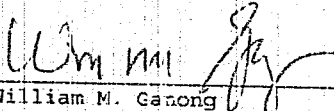
b. The Buyers' failure to pay real property taxes and assessments levied by Klamath County, Oregon for the tax years 1994-95 through 1997-98, inclusive.

4. As of the date of this Notice, the "Unpaid Balance" is \$8,715.09.

5. The Land Sales Contract will be forfeited if the Buyers do not cure the default within ninety (90) days of the mailing of this Notice of Default.

6. The Seller's attorney is William M. Ganong, 514 Walnut Avenue, Klamath Falls, Oregon 97601, 541/882-7228.

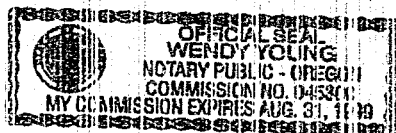
Dated this 14 day of August, 1998.


William M. Ganong
Attorney for Seller

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STATE OF OREGON, County of Klamath) ss

Personally appeared this 14th day of August, 1998, the above named William M. Ganong and acknowledged the foregoing instrument to be his voluntary act and deed.



Wendy Yoling
Notary Public for Oregon
My commission expires: 8-31-99

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

NOTICE REQUIRED BY THE
FAIR DEBT COLLECTION PRACTICES ACT
15 U.S.C. SECTION 1692

1. The amount of the debt is as set forth in the attached documentation or correspondence.
2. The name of the creditor to whom the debt is owed is as stated in the attached documentation or correspondence.
3. Unless you, the consumer, within 30 days after receipt of this Notice, dispute the validity of the debt or any portion thereof, the debt will be assumed to be valid by the undersigned. The undersigned, however, reserves the right to file suit, if none has yet been filed, or to take any other appropriate action to collect the debt within this 30-day period.
4. If you, the consumer, notify the undersigned, in writing, within the 30-day period that the debt, or any portion thereof, is disputed, the undersigned will obtain verification of the debt and a copy of such verification will be mailed to you by the undersigned.
5. Upon your written request within the 30-day period, the undersigned will provide you with the name and address of the original creditor, if such original creditor is different from the current creditor.
6. Written requests should be addressed to William M. Ganong, 514 Walnut Avenue, Klamath Falls, Oregon 97601.
7. This communication is an attempt to collect a debt and any information obtained will be used for that purpose.

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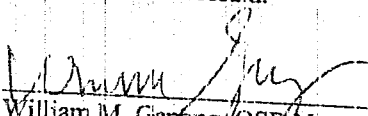
STATE OF OREGON, County of Klamath) ss.

I, William M. Ganong, being first duly sworn, depose, say and certify that:

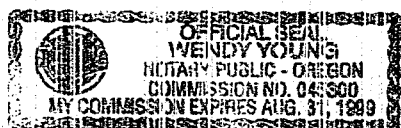
I mailed an original Notice of Default, an exact and complete copy of which appears above, to the persons and to the address as follows:

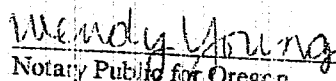
Neva Henshaw
Post Office Box 50
Chernult OR 97731

The Notice of Default was placed in a sealed envelope and mailed by both first class and certified mail with return receipt requested, and deposited by me in the United States Post Office at Klamath Falls, Oregon on August 14, 1998, addressed as aforesaid.


William M. Ganong, OSE No. 78213
Attorney for Plaintiff
514 Walnut Avenue
Klamath Falls OR 97601
541-882-7228

SUBSCRIBED AND SWORN to before me this 4th day of August, 1998.

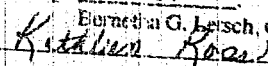



Wendy Young
Notary Public for Oregon
My Commission Expires: 8-24-99

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of William M. Ganong the 17th day
of August A.D. 19 98 at 3:19 o'clock P. M., and duly recorded in Vol. M98
of Mortgages on Page 30264

FEE \$25.00

By 
Bernetha G. Bersch, County Clerk