

JAN -8 P3:18

ASPEN 04048177

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, Larry L. Wells, Business 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 #1876

TRUSTEE'S NOTICE OF SALE.....

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

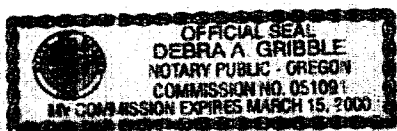
(4) insertion(s) in the following issues:

DECEMBER 3/10/17/24, 1998

Total Cost: \$507.00

Subscribed and sworn before me this 24TH
day of DECEMBER 1998

Debra A. Gribble
Notary Public of Oregon

My commission expires 3-15 2000

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 8th day
of January A.D. 19 99 at 3:18 o'clock P. M., and duly recorded in Vol. M99
of Mortgages on Page 694

FEE \$10.00

Linda Smith, County Clerk
By Ruthen Ross

would not then be due had the default occurred together with costs, interest and attorney's fees at any time prior to the days before the date of said sale, provided that all other defaults referred to above are cured by January 12, 1999.

DAVID S. GILSTRAP, HERNAN WELTY, A Professional Corporation

BARCLAY N. SHAW, SUCCESSION TRUSTEE

#1876 December 3, 10, 17, 24, 1998

Lot 21, Block 4, STEWART ADDITION, in the County of Klamath, State of 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 to foreclose said trust deed by advertisement and sale. The default for which the foreclosure is made is grantor's failure to pay when due the following sums owing on said obligations, which sums are now past due, owing and delinquent:

Monthly installments of \$1,500 per month, beginning with the installment due April 15, 1998, and monthly installments of the same amount due the 15th day of each month thereafter.

By reason of said default, and grantor's failure to pay said property taxes for the tax years 1996-97 and 1997-98, the beneficiary has declared the entire unpaid balance of all obligations secured by said trust deed together with the interest thereon, to be due and payable on said date of sale.

By reason of said default, and grantor's failure to pay said property taxes for the tax years 1996-97 and 1997-98, the beneficiary has declared the entire unpaid balance of all obligations secured by said trust deed together with the interest thereon, to be due and payable on said date of sale.

WHEREFORE, NOTICE HEREBY IS GIVEN that the undersigned trustee will on the 27th day of January, 1999, at the hour of 10:00 o'clock a.m., sell at public auction, as established by Section 80-400 Oregon Revised Statutes, at Aspen Title & Escrow, 325 Main Street, Klamath Falls, OR 97601, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had or had power to convey at the time of execution of the said trust deed, together with any interest which the grantor or 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 certain persons referred to in the Oregon Revised Statutes have the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment of the entire amount due (other than such portion of said principal as