

73395

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2000

JUN 22 1997

After recording return to:
 EISENFELDER & LUNCE, P.S.
 720 Olive Way, #1600
 Seattle, WA 98101-1801
 Attn: Laurel J. Langton
 Ref: Walters, Darrell L.
 File No.: 230-8541.01

NOTICE: WE ARE ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL
 BE USED FOR PURPOSES OF DEBT COLLECTING.

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by Darrell L. Walters and Valerie G. Walters, as grantors, to Aspen Title and Escrow, Inc., as trustee, in favor of Transamerica Financial Services, as beneficiary, dated June 24, 1994, recorded in the mortgage records of Klamath County, Oregon, in Vol. M44, Page 20166, covering the following described real property situated in said county and state, to-wit:

Lot 5, Block 4, North Beaver Marsh, in the County of Klamath, State of Oregon.

CODE 50 MAP 2808-1940 W. 1200

Includes a mobile home described as: 1973 Front, HT, VIN #2416021K2LS5923, State License No. X129627 Mobile Home, Title No.: 9423024804

Commonly known as: No situs address assigned by County. Property located on Bernard Lane, Lot 5 of Block 4 of North Beaver Marsh, see map attached as Exhibit A.

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:

Monthly Payments:

Delinquent monthly payments from October 1, 1997 through September 1, 1998

12 Payment(s) at	\$170.00	\$4,440.00
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TOTAL MONTHLY PAYMENTS AND LATE CHARGES

\$4,440.00

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, to-wit:

WHEREFORE, notice hereby is given that the undersigned trustee will on February 17, 1993 at the hour of 11:00 o'clock a.m., in accord with the standard of time established by ORS 137.110, at the front entrance to the Klamath County Sheriff's Office, located at 808 So. 9th Street, Klamath Falls, of Klamath County, State of Oregon, 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 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), paying all advances authorized under the trust deed, including all costs and expenses incurred in enforcing the obligation and trust deed, and by curing any other default complained of therein 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 of which is secured by said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

DATED: September 5, 1993.

Krista L. White
Krista L. White, Trustee

State of Washington)

County of King) ss.

I certify that I know or have satisfactory evidence that KRISTA L. WHITE is the person who appeared before me, and said person acknowledged that she signed the attached Trustee's Notice of Sale and acknowledged it to be her free and voluntary act and deed and for the uses and purposes mentioned in the instrument.

Dated this 5th day of September, 1993.

Laurie J. Langston
PRINTED NAME: LAURIE J. LANGSTON
Notary Public in and for the State of Washington
My Commission Expires: 9-15-02

I, the undersigned, certify that the foregoing is a complete and exact copy of the original trustee's notice of sale.

Laurie J. Langston

For Information Contact:
Bishop & Lynch, P.S.
720 Olive Way, #1600
Seattle, WA 98101-1801
(206) 622-7527
Ref: Walters, 230-8541

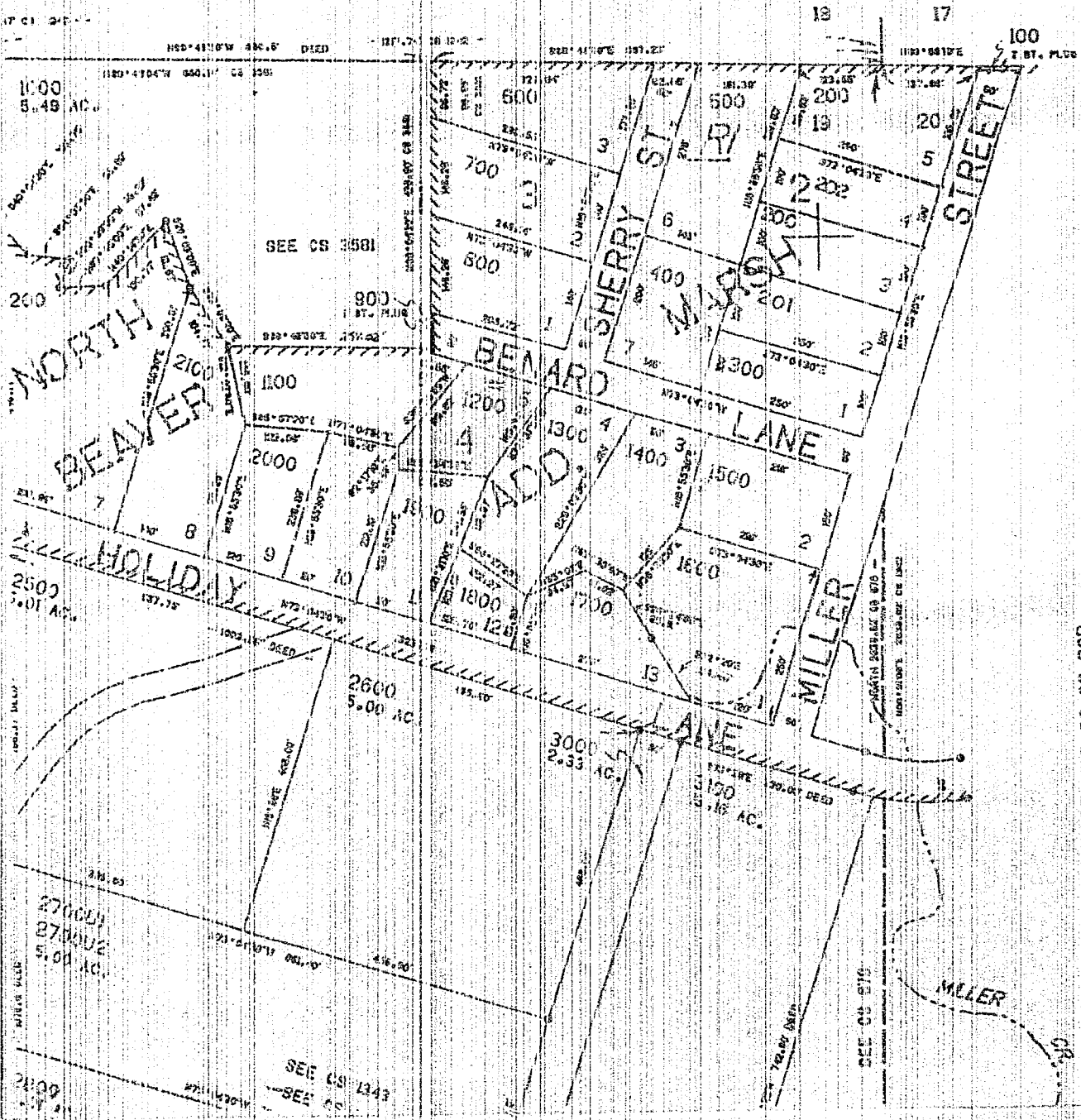
Trustee's Notice of Sale - Page 2



19 T.28S. R.08E. W.11.
MATH COUNTY

1-200

SEE MAP 28 08 18

[illegible]

SEE MAP 28 08 20B

JUDICIAL DISTRICT OF OREGON - COUNTY OF CLATSOP

Filed for record at request of	FIRST AMENDED RETURN	No.	22	day
of JANUARY	A.D. 1959 at 2:07	clock P.M.	and duly recorded in Vol. M99	
of NOTICE		on Page 2299		

Judge South County Clerk

20.00

by Linda Smith, Co.