

Affidavit of Publication

K 53409
STATE OF OREGON,
COUNTY OF KLAMATH

0-1172

Vol M99 Page 20965

0-1172

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

aforsaid county and state; that the

LEGAL #2181

OREGON 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:

APRIL 14/21/28

MAY 3, 1999

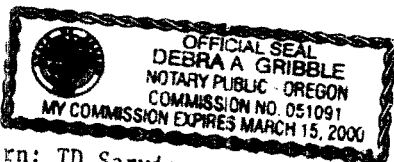
Total Cost: \$637.00

Subscribed and sworn before me this 5TH

Day of MAY 19 99

Notary Public of Oregon

My commission expires 3-15 20 00



Return: TD Services

P.O. Box 11988 Santa Ana, Ca 92711

OREGON TRUSTEE'S NOTICE OF SALE

TO: SHERYL A. TORRES AND THOMAS W. TORRES

Reference is made to that certain deed of trust made by SHERYL A. TORRES AND THOMAS W. TORRES, as grantor,

ASPEN TITLE & ESCROW, as trustee, in favor of TRANSAMERICA FINANCIAL SERVICES as beneficiary, dated APRIL 03, 1996, recorded APRIL 03, 1996, in the mortgage records of KLAMATH County, Oregon, in book/reel/volume No. M96 at page 9242, (fee/entry No.) of KLAMATH County, covering the following described real property situated in said county and state, to wit:

LOT 5 BLOCK 8, FIRST ADDITION TO CYRESS VILLA, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

MORE COMMONLY KNOWN AS: 4461 DAY DR, KLAMATH FALLS, OR 97603

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said deed of trust and a notice of default has been recorded pursuant to Oregon Revised Statutes 86.735; the default for which the foreclosure is made date last set for the grantor's failure to pay when due the following sums:

16 Payments of \$1,364.00 from 10/03/97 to 10/03/99
MISC. FEE \$18.00
INSURANCE \$78.73
SUB-TOTAL \$21,824.00
AMOUNTS IN ARREARS: \$21,920.73

By reason of said default the beneficiary herein has declared all sums of being cured by ten (10) days after the date of recording of the deed of trust immediately due and payable, said sums and in addition to pay:

being the following, to wit: Principal \$93,690.23 together with interest necessary to cure the default, by paying all or other instrument secured costs and expenses incurred from the 3RD day of SEPTEMBER, 1997 and such other costs and fees as are due under the note or other instrument secured, and as are provided by said ORS 86.753.

Wherefore, notice is hereby given that the undersigned trustee will designate prior to the hour of 10:00 A.M., on JUNE 04, 1999 at the time you tender your statement or payoff so o'clock, Standard Time, that you may be sold, as established by ORS 86.753, the exact amount, including trustee's costs and fees, of KLAMATH COUNTY that you will be required to pay. Payment of KLAMATH, State of Oregon, in the full amount in the form of public cashier's or certified check to the highest bidder for cash the interest in the said described real property will be to deprive you and all those who hold or had power to convey by, through and under the execution of the deed of the property described above.

er with any interest which the grantor in construing this notice, the masculine gender includes the singular and the plural, the word "grantor" includes any and all successors 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.

missed - and the trust DATED: January 14, 1999
deed reinstated - by 1999
payment to the beneficiary, of the entire amount then due (other than such portion of the principal as would not be due had no default occurred) and by TO:

curing any other default complained of by the beneficiary herein that is capable of being cured by ten (10) days after the date of recording of the deed of trust immediately due and payable, said sums and in addition to pay:

State of Oregon, County of Klamath

Recorded 5/26/99, at 3:10 p.m.

In Vol. M99 Page 20965

Linda Smith, County Clerk

Fee \$ 10

Linda Smith