

Affidavit of Publication

Vol. M99 Page 34889

STATE OF OREGON, COUNTY OF KLAMATH

1999 AUG 30 PM 2:51

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 #2357

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:

JUNE 15/22/29

JULY 6, 1999

Total Cost: \$567.00

Subscribed and sworn before me this 6TH
day of JULY 1999

Debra A. Grizzle

Notary Public of Oregon

My commission expires 3-15 2000



TRUSTEE'S NOTICE OF SALE
Pursuant to ORS 86.705 et seq. And ORS 79.5010 et seq.
Reference is hereby made to that certain trust deed made by KenCorp, Inc., Grantor, to William Sismore, Trustee, in favor of Frank Walker and Mary Walker, beneficiaries, dated April 5, 1991, and recorded April 11, 1991, in the Mortgage Records of Klamath County, Oregon, at M91, page 6434, as instrument no. 27997 ("the trust deed").
sure is made in gran- grantor of the trust for's failure to pay a deed, has the legal monthly sum of right; pursuant to ORS \$1,648.40 as it came due.86.753, to have the on the 22nd day of each pending foreclosure month beginning Au- sale dismissed and the just 22, 1998 through trust deed reinstated by the present. By reason paying the entire of said default, the suc- amount then due, to- cessor trustee hereby gether with costs, trustee declares all obligations fees and attorney's secured by the trust fees, and curing any deed immediately due, other default com- owing, and payable. The plained in this notice of default, at any time unpaid principal bal- prior to September 19, 1991, in the Mort- ance of \$55,000, plus in- terest at the rate of 5% per year from July 22, 1998, until paid. As of May, 1999, April 22, 1999, the total sum owing on the obli- Paul Pierson, gation secured by the Successor Trustee trust deed is \$57,064.38.

The beneficiaries of the trust deed have As of April 29, 1999, the Acknowledged to be- appointed attorney Paul beneficiaries' attor- fore me this 7th day of Pierson of Brookings, ey's fees and Trustee's May, 1999. Oregon as successor fees total \$2,356.37. The trustee of the trust total obligation as of Tifini Bottoms deed. Said appointment the date of sale will in- Notary Public for the has been recorded in- clude additional fees. State of Oregon the real property My Commission Expires: records of Klamath County, Oregon at Vo- and the successor trus- 4/30/02
lume M99, page 12663. fee, have both elected #2357 June 15, 22, 29, to sell the real property 1999 July 6, 1999

The legal descrip- described herein to sat- tion of the real proper- tsfy the outstanding ob- ty referenced by the ligation of KenCorp, trust deed is that cen- Inc. A Notice of Default tain parcel of property has been recorded pur- in Klamath County, Or- suant to ORS 86.735(3). egon, described as:

Accordingly, the suc- cessor trustee will sell That portion of Lot 28 in to the highest bidder Section 3, Township 34 for cash at a public South, Range 7 East of auction to be held on the Willamette Meridi- 24th day of September, an, lying between the 1999, at 2 p.m. on the Easterly right-of-way front steps of the Klamath County, court- line of Southern Pacific Railway and Westerly house, 317 South 7th right-of-way line of Street, Klamath Falls, Dalles-California High- OR 97601, the interest in way, together with all the said described real and singular the tene- property which the ments, hereditaments grantor had or had, and appurtenances and power to convey at the ail other rights thereun- time of the execution to belonging or in any- by him of the said trust wise now or hereafter deed, together with any appertaining, and the interest which the gran- rents, issues and profits: or his successor in thereof and all fixtures interest acquired after now or hereafter at the execution of said tached to or used in trust deed, to satisfy connection with said the foregoing obliga- real estate. tions thereby secured and the costs and ex-

KenCorp, Inc., grantor penses of sale, includ- of the trust deed, is in ing a reasonable charge default under grantor's by the trustee and the obligations arising from beneficiaries' attorney. the trust deed. The de- fault for which foreclo- KenCorp, Inc., as

Ret: Paul Pierson
1162 10 E. Hoffeldt Ln #6
Brookings, OR 97415

State of Oregon, County of Klamath
Recorded 8/30/99, at 2:51 p.m.
in Vol. M99 Page 34889
Linda Smith,
County Clerk Fee \$ 10.00