

MTC 48578

Vol M00 Page 454

**RECORDING COVER SHEET
FOR NOTICE OF SALE PROOF
OF COMPLIANCE, PER ORS 205.234**

200 JAN -5 AM 11:38

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON
PRESENTING THE ATTACHED INSTRUMENT FOR
RECORDING. ANY ERRORS IN THIS COVER SHEET
DO NOT AFFECT THE TRANSACTION(S) CONTAINED
IN THE INSTRUMENT ITSELF.

*This Space For County Recording Use Only
as of 8-1-98*

AFTER RECORDING RETURN TO
name and address of the person authorized to receive the
instrument after recording, as required by ORS 205.180(4)
and ORS 205.238.

MARK NAME(S) OF ALL THE TRANSACTION(S) described in the attached instrument. Fill in the Original Grantor on
Trust Deed and the Beneficiary as indicated. Each Affidavit of Mailing Notice of Sale or Affidavit of Publication Notice of
Sale or Proof of Service will be considered a transaction.

☒ **AFFIDAVIT OF MAILING NOTICE OF SALE** (must have trustee's notice of sale attached)

☒ **AFFIDAVIT OF PUBLICATION NOTICE OF SALE**

☒ **PROOF OF SERVICE**

Original Grantor on Trust Deed

David E. and Rachel A. Chambers

Beneficiary

Associates Housing Finance, LLC

4/1/01

PROOF OF SERVICE
JEFFERSON STATE ADJUSTERS

455

STATE OF OREGON
COUNTY OF MULTNOMAH

COURT CASE NO. _____

I hereby certify that I served the foregoing individuals or other legal entities to be served, named below, by delivering or leaving true copies or original, certified to be such by the Attorney for the Plaintiff/Defendant, as follows:

- | | | | | |
|--|------------------------------------|--|-----------------------------------|-----------------------------------|
| <input type="checkbox"/> Summons & Complaint | <input type="checkbox"/> Summons | <input type="checkbox"/> Small Claim | <input type="checkbox"/> Motion | <input type="checkbox"/> Answer |
| <input type="checkbox"/> Restraining Order | <input type="checkbox"/> Judgment | <input type="checkbox"/> Affidavit | <input type="checkbox"/> Petition | <input type="checkbox"/> Letter |
| <input type="checkbox"/> Summons & Petition | <input type="checkbox"/> Order | <input type="checkbox"/> Decree | <input type="checkbox"/> Notice | <input type="checkbox"/> Citation |
| <input type="checkbox"/> Notice of Small Claims | <input type="checkbox"/> Complaint | <input type="checkbox"/> Order to Show Cause | <input type="checkbox"/> Subpoena | |
| <input checked="" type="checkbox"/> TRUSTEE'S NOTICE OF SALE | | | | |

For the within named: OCCUPANTS OF 410 NOSLER AND OR /DAVID E AND RACHEL A CHAMBERS

☒ **PERSONALLY SERVED:** Original or True Copy to within named, personally and in person to: _____
DAVID E. CHAMBERS at the address below.

☐ **SUBSTITUTE SERVICE:** By delivering an Original or True Copy to _____,
a person over the age of 14 who resides at the place of abode of the within named at said abode shown below for:

☐ **OFFICE SERVICE:** At the office which he/she maintains for the conduct of business as shown at the address below, by leaving such true copy or Original with _____, the person who is apparently in charge.

☐ **SERVICE ON CORPORATIONS, LIMITED PARTNERSHIPS OR UNINCORPORATED ASSOCIATIONS SUBJECT TO SUIT UNDER A COMMON NAME.**

Upon _____, by (a) delivering such true copy personally and in person,
Corporation, Limited Partnership, etc.

to: _____ who is a/the _____ thereof, or
(b) leaving such true copy with _____, the person who is apparently in charge of the office of
_____, who is a/the _____ thereof.

☐ **OTHER METHOD:** _____ By leaving an Original or True Copy with _____

☐ **NOT FOUND:** I certify that I received the within document for service on _____ and after due and diligent search and inquiry, I hereby return that I have been unable to find, the within named respondent,
_____ within _____ County.

410 NOSLER STREET
ADDRESS OF SERVICE STREET UNIT / APT. / SPC#
KLAMATH FALLS OREGON 97601
CITY STATE ZIP

I further certify that I am a competent person 18 years of age or older and a resident of the state of service or the State of Oregon and that I am not a party to nor an officer, director, or employee of nor attorney for any party, corporation or otherwise, that the person, firm or corporation served by me is the identical person, firm, or corporation named in the action.

July 30, 1999
DATE OF SERVICE

2:57 a.m. ☐ p.m. ☒
TIME OF SERVICE

Ed Foreman
Ed Foreman SIGNATURE

or not found
PRINTED IN OREGON

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, Larry L. Wells, Business Manager,
being first duly sworn, despose 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 2666

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:

October 18, 25, November 1, 8, 1999

Total Cost: \$567.00

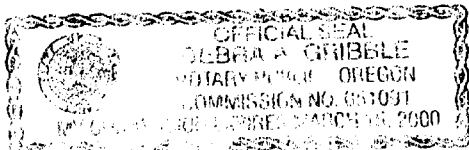
Larry L. Wells

Subscribed and sworn before me this 8th
day of November 1999

Debra A. Gribble

Notary Public of Oregon

My commission expires March 15 2000



TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by David E. and Rachel A. Chambers, as grantor, to John W. Weil (successor trustee), as trustee, in favor of Associates Housing Finance, LLC, as beneficiary, dated April 30, 1998, recorded May 4, 1998, in the mortgage records of Klamath County, Oregon, in Vol. No. M98, at page 14878, covering the following described real property situated in said county and state, to-wit:

Lots 1 and 2 in Block 18 of KLAMATH LAKE ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Together with the manufactured home located thereon described as a 1998 Fuqua.

Commonly known as 410 Nosler Street, Klamath Falls, Oregon 97601.

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:

Failure to make monthly payments of \$732.77. Grantor has not made a monthly payment since November 18, 1998.

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:

\$110,343.95 (principal = \$106,358.66, late fees of \$25.00, unpaid and accrued interest of \$3,960.24 as of May 4, 1999) with interest continuing to accrue on the principal amount thereof of \$106,358.66 at the rate of 7.49% from May 4, 1999 until paid.

WHEREFORE, notice hereby is given that the undersigned trustee will on December 1, 1999, at the hour of 10:00 o'clock, A.M., in accord with the standard of time established by ORS 187.110, at the main lobby of the Klamath County Courthouse, 317 South Seventh Street, Klamath Falls, Oregon 97601 in the City of Klamath Falls, County of Klamath, 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 85.753 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) and by curing any other default complained of herein 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: July 22, 1999
#2666 October 18, 25,
November 1, 8, 1999

David E. and Rachel A. Chambers, Grantor

John W. Weil, Successor Trustee
1100 S.W. Sixth, Suite 1507
Portland, Oregon 97204

After recording return to:

John W. Weil
1100 S.W. Sixth, Suite 1507
Portland, Oregon 97204

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON)
) ss.
County of Multnomah)

I, Cara A. Lacy, being first duly sworn, depose, and say that:

At all times hereinafter mentioned, I was and now am a resident of the State of Oregon, a competent person over the age of eighteen years, and not the beneficiary or the beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain deed described in the notice of sale.

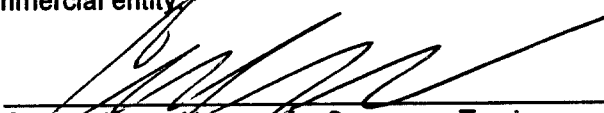
I gave notice of the sale of the real property described in the attached trustee's Notice of Sale by mailing copies thereof by both first class and certified mail with return receipt requested to each of the following named persons (or their legal representatives, where so indicated) at their respective last known addresses, to-wit:

Name	Address
David E. Chambers and Rachel A. Chambers	410 Nosler St. Klamath Falls, OR 97601
Copeland Lumber Yards, Inc.	901 N.E. Glisan St. Portland, OR 97232
The Message Center, Inc.	115 S. 8 th St. Klamath Falls, OR 97601

These persons include (a) the grantor in the trust deed; (b) any successor in interest to the grantor whose interest appears of record or of whose interest the trustee or the beneficiary has actual notice; (c) any person, including the Department of Revenue or any other state agency, having a lien or interest subsequent to the trust deed, if the lien or interest appears of record or the beneficiary has actual notice of the lien or interest; and (d) any person requesting notice as set forth in ORS 86.785.

Each of the notices so mailed was certified to be a true copy of the original notice of sale by Cara A. Lacy, attorney for the successor trustee named in the notice. Each such copy was mailed in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Portland, Oregon, on July 22, 1999. With respect to each person listed above, one such notice was mailed with postage thereon sufficient for first class delivery to the address indicated, and another such notice was mailed with a proper form to request and obtain a return receipt, with postage thereon in an amount sufficient to accomplish the same. Each such notice was mailed after the Notice of Default and Election to Sell described in the notice of sale was recorded.

As used herein, the singular includes the plural, "trustee" includes a successor trustee, and "person" includes a corporation and any other legal or commercial entity.



Cara A. Lacy, Attorney for Successor Trustee

Subscribed and sworn to before me on November 24, 1999.





Notary Public for Oregon

ON

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TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by David E. and Rachel A. Chambers

....., as grantor, to
John W. Weil (successor trustee)....., as trustee,
 in favor of Associates Housing Finance, LLC....., as beneficiary,
 dated April 30....., 19 98, recorded May 4....., 19 98, in the mortgage records of
Klamath..... County, Oregon, in ~~book~~/volume No. M98..... at page 14898....., or
 as fee/file/instrument/microfilm/reception No. (indicate which), covering the following described real
 property situated in said county and state, to-wit:

Lots 1 and 2 in Block 18 of KLAMATH LAKE ADDITION, according to the
 official plat thereof on file in the office of the County Clerk of
 Klamath County, Oregon

Together with the manufactured home located thereon described as
 a 1998 Fuqua.

Commonly known as 410 Nosler Street, Klamath Falls, Oregon 97601.

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 de-
 fault for which the foreclosure is made is grantor's failure to pay when due the following sums:

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 a monthly payment since November 18, 1998.

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:

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 accrued interest of \$3,960.24 as of May 4, 1999) with interest
 continuing to accrue on the principal amount thereof of \$106,358.66
 at the rate of 7.49% from May 4, 1999 until paid.

WHEREFORE, notice hereby is given that the undersigned trustee will on December 1....., 19 99,
 at the hour of 10:00 o'clock, A.M., in accord with the standard of time established by ORS 187.110, at
 the main lobby of Klamath County Courthouse, 317 S. 7th Street, Klamath Falls, OR 97601
 in the City of Klamath Falls....., County of Klamath....., 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) and by curing any other default complained of herein 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 per-
 formance 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 July 22....., 19 99


 Successor Trustee

State of Oregon, County of Multnomah.....ss:

I, the undersigned, certify that I am the attorney or one of the attorneys for the above named trustee and that
 the foregoing is a complete and exact copy of the original trustee's notice of sale.

Attorney for said Trustee

If the foregoing is a copy to be served pursuant to
 ORS 86.740 or ORS 86.750(1), fill in opposite
 the name and address of party to be served.

State of Oregon, County of Klamath

Recorded 1/5/00, at 11:38 a. m.

In Vol. M00 Page 454

Linda Smith,

County Clerk

Fee\$ 41.00