

MTC 49082
Affidavit of Publication

Vol. M00 Page 7853

2001 MAR 10 AM 11:49

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 #2812
Trustee's Notice of Sale

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

Four

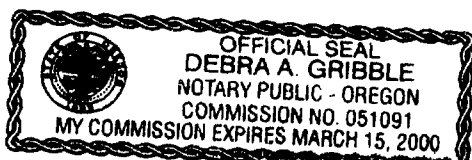
Insertion(s) in the following issues:
January 13, 20, 27 February 3, 2000

Total Cost:
\$784.20

Larry L. Wells
Subscribed and sworn before me this
day of:
February 3, 2000

Debra A. Gribble
Notary Public of Oregon

My commission expires March 15, 2000



State of Oregon, County of Klamath
Recorded 3/10/00, at 11:49 a.m.
In Vol. M00 Page 7853
Linda Smith,
County Clerk Fee \$21.00

TRUSTEE'S NOTICE
OF SALE

Reference is made to that certain trust deed made by Richard A. Lawrence and Patricia A. Lawrence, as grantor, to First American Title Insurance Company, as trustee, in favor of Chase Manhattan Mortgage Corporation, as beneficiary, dated 10/19/98, recorded 10/23/98, in the mortgage records of Klamath County, Oregon, in M98, page 38977, Microfilm Records of Klamath County, Oregon and subsequently assigned to Citibank, N.A., as trustee, pursuant to the Agreement dated as of December 1, 1998, for the benefit of the Certificate holders of the Mortgage Loan Asset-Backed Certificates, Series 1998-2, and for the benefit of Financial Security Assurance, Inc. by Assignment recorded as, covering the following described real property situated in said county and state, to-wit:

That part of the N1/2SW1/4NE1/4NE1/4 that lies West of Highway 97 in Section 28, T. 24 S., R. 7 E., W.M., Klamath County, Oregon, Saving and excepting therefrom that portion thereof that is located within the State of Oregon, by and through its Department of Transportation, in Vol. M90, page 8413, Microfilm Records of Klamath County, Oregon.

PROPERTY ADDRESS: 41410 Highway 97 North Chiloquin, Oregon 97624

Both the beneficiary and the trustee have elected to sell the real property to satisfy the obligations secured by the 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 of \$646.27 beginning 5/1/99; plus late charges of \$32.31 each month beginning 5/16/99; plus prior accrued late charges of \$0.00; right, at any time prior plus advances of \$0.00; to five days before together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; and any further sums advanced by the protection of the above described real property and its interest therein.

WHEREFORE, notice hereby is given that the undersigned trustee will on March 24, 2000 at the hour of 10:00 o'clock, A.M. in accordance with the standard of time established by ORS 187.110, at the following place: inside the 2nd floor lobby of the Klamath County courthouse, 317 South 7th Street, 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 described real property which the grantor had or had power to convey at the time of the execution by grantor of the trust deed, together with any interest which the grantor or grantor's successors in interest acquired after the execution of the 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

99; plus prior accrued late charges of \$0.00; right, at any time prior plus advances of \$0.00; to five days before together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; and any further sums advanced by the protection of the above described real property and its interest therein. By reason of said default the beneficiary has declared all sums owing on the obligation secured by the trust deed immediately due and payable, said sums being the following, to-wit: \$77,470.85 with interest thereon at the rate of 9.38 percent per annum beginning 5/1/99; plus late charges of \$32.31 each month beginning 5/16/99 until paid; plus prior accrued late charges of \$0.00; plus advances of \$0.00; together with title expense, costs, trustee's fees 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 November 18, 1999
David E. Fennell
Trustee

For further information, please contact:

Becky Baker
ROUTH CRABTREE & FENNELL
P. O. Box 4143
Bellevue, Washington 98009-4143
(425) 586-1900
File No. 7104.208867LS
Lawrence, Richard A. and Patricia A.

State of Washington, County of King ss: I, the undersigned, certify that the foregoing is a complete and accurate copy of the original trustee's notice of sale.

David E. Fennell
Trustee

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
#2812 January 13, 20, 27, 2000 February 3, 2000