

Affidavit of Publication

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#2924

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:

February 9, 16, 23, 2000

March 1, 2000

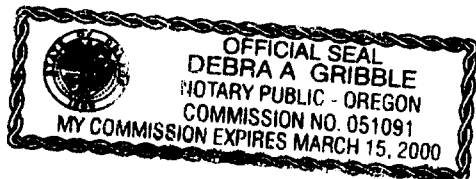
Total Cost: \$865.24

Subscribed and sworn before me this 1st
day of March 2000

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 TANYA M. JONES AND JOHNNY LEN JONES, HUSBAND AND WIFE, as grantor, to Amerititle, An Oregon Corporation, as trustee, in favor of WASHINGTON MUTUAL BANK, as beneficiary, dated September 12, 1996, recorded September 20, 1996, in the mortgage records of KLAMATH COUNTY, Oregon, in BOOK M96, Page 29975. The beneficial interest under said Trust Deed and the obligations secured thereby are presently held by WASHINGTON MUTUAL BANK. Said Trust Deed encumbers the following described real property situated in said county and state, to-wit:

EXHIBIT A:

A parcel of land being a portion of Block 51, FIRST ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon. AND a portion of the NW 1/4 NE 1/4 of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath State of Oregon, more particularly described as follows:

Beginning at a point on the West line of Sixth Street, 160 feet Northwest from the Southeast corner of Block 51 of FIRST ADDITION TO THE CITY OF KLAMATH FALLS, OREGON; thence Northwest on said West line of South Sixth Street 40 feet; thence Southwest and parallel with High Street 71 feet; thence Southeast parallel with

Sixth Street 40 feet; thence Northwesterly parallel with High Street 71 feet to the place of beginning. CODE 1 MAP 3809-32AB TL 11400

The street address or other common designation, if any, of the real property described above is purported to be:

326 NORTH SIXTH STREET
KLAMATH FALLS OR 97601

The undersigned Trustee disclaims any liability for any incorrectness of the above address or other common designation.

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: Payments: 6 payments at \$382.61 each; \$2,295.66

0 payments at \$00 each \$00, Late charges: \$87.96, Prior accumulated late charges: \$00, Beneficiary Advances (with interest if applicable \$68.16, TOTAL: \$2,451.78

ALSO, if you have failed to pay taxes on the property, provide insurance on the property or pay other senior liens or encumbrances as required in the note and deed of trust, the beneficiary may insist that you do so in order to reinstate your account in good standing. The beneficiary may require as a condition to reinstatement that you provide reliable written evidence that

you have paid all senior liens or encumbrances, property taxes, and hazard insurance premiums. These requirements for reinstatement should be confirmed by contacting the undersigned Trustee.

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:

Unpaid principal balance of \$35,860.26,

a of 05-01-99, plus, from that date until paid, accrued and accruing interest at the rate of 8.875% per annum, plus and late charges, escrow advances, foreclosure costs, Trustee fees, Attorney fees, sums required for protection of the property and additional sums secured by the Deed of Trust.

WHEREFORE, notice hereby is given that the undersigned trustee will, on April 4, 2000, at hour of 11:00 A.M., in accord with the standard of time established by ORS 187.110, at KLAMATH COUNTY COURTHOUSE, 316 MAIN STREET, 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 him of the said trust deed, together with any interest which the grantor or his 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 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.

In construing this notice, the masculine gender includes the feminine and the neuter, 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

REGIONAL TRUSTEE SERVICES CORPORATION

f/k/a INTERSTATE TRUSTEE SERVICES CORPORATION

Successor Trustee BY MARILEE HAKKINEN, TREASURER

720 SEVENTH AVENUE, SUITE 400

SEATTLE, WA 98104

(206) 340-2550

Sale Information: (206) 654-5545

STATE OF WASHINGTON COUNTY OF KING (SS)

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

Authorized Representative of Trustee

#2924 February 9, 16, 23, 2000 March 1, 2000

State of Oregon, County of Klamath

Recorded 3/27/00, at 10:44 a.m.

In Vol. M00 Page 9856

Linda Smith,

County Clerk Fee\$ 26.00

Unofficial Copy