

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

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.

Vol M00 Page 12002

AFTER RECORDING RETURN TO

Kleusmith + Associates
6035 Erin Park Drive - Suite 203
Colorado Springs, CO. 80918-5411

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

K53199
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

V AFFIDAVIT OF PUBLICATION

2000 APR 12 PM 3:13

Original Grantor on Trust Deed :

Jeffery L Blair + Linda J Blair

Trustee : *PHILIP M. KLEUSMITH*

Beneficiary :

WMC Mortgage Corp

*66-
21*

Return:
 Kleinsmith & ASSOCIATES, PC
 6035 ERIN PARK DRIVE-SUITE 203
 Colorado Springs, CO 80918-5411

K-53199-53200

This space is for recording date

FORECLOSURE

CERTIFICATES OF: (1) MAILINGS;
 (2) PUBLICATION;
 (3) SERVICE; and
 (4) POSTING

OF FORECLOSURE NOTICES OF (1) DEFAULTS; (2) RIGHT TO CURE; (3) ELECTION TO SELL; AND (4) SALE

Mailing Certificates

The undersigned certifies that he or she mailed by both certified mail - return receipt requested - and first class mail, postage prepaid a copy of the above captioned Foreclosure Notices with the following recording data thereon, and which were recorded on 11-23, 1997 at VM99 P 45337 of the real estate records of the county of the Real Estate described therein to each of the addressees, on the attached List of Addresses at the addresses listed, on the following dates:

First Mailing: 11-24, 1997
 Second Mailing: 3-13-00, 1999

Publication Certificate

The undersigned also certifies that the above captioned Foreclosure Notices were published as stated in the attached Proof of Publication.

Other Certificates

The undersigned certifies that the above Foreclosure Notices were also served and/or posted as indicated in the attached Certificate(s) of Personal Service and/or Certificate of Posting and/or Certificate of Posting and/or Personal Service. (If any one of the foregoing are not attached, it or they are not required in the State of the subject Real Estate.

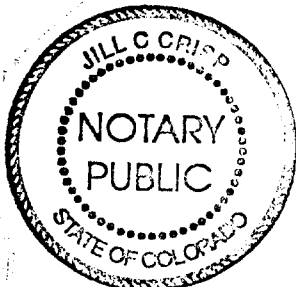

Philip M. Kleinsmith

Attorney for Present Mortgagee(s)
and/or Substitute Trustee
Oregon Attorney
Registration No. 89399
6035 Erin Park Drive, Ste. 203
Colorado Springs, CO 80918
1-800-842-8417

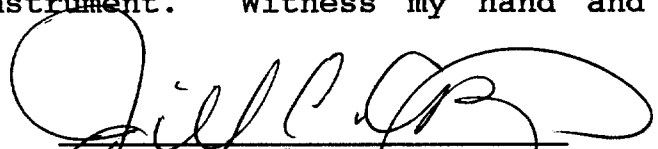
State of Colorado)
County of El Paso)

On 4/7/00, before me, personally appeared Philip M. Kleinsmith, as said attorney and/or Substitute Trustee, personally known to me and/or proven to be said person whose name is subscribed to this Foreclosure Certificates of: (1) Mailing, etc. consisting of at least three pages: two pages of Foreclosure Certificates of: (1) Mailings, etc., at least one page of List of Addresses, a Proof of Publication and when applicable, Certificate(s) of Personal Service and/or Certificates of Posting and/or Certificate of Posting and/or Personal Service. That person acknowledged to me that said person executed the same in said person's authorized capacity and that by said person's signature on said instrument, the person or the entity on behalf of which the person acted, executed said instrument. Witness my hand and official seal.

(SEAL)



My Commission Expires
01/19/2003


Signature of Notary
Typed Name and Address of
Notary:

Jill C. Crisp
6035 Erin Park Dr
Colorado Springs, CO 80918

List of Addressees

Jeffery L. Blair
1902 Academy St
Klamath Falls, OR 97601

Linda J. Blair
1902 Academy St
Klamath Falls, OR 97601

Occupants
1902 Academy St.
Klamath Falls, OR 97601

Linda Rey Brown
c/o Aspen Title & Escrow, Inc.
525 Main St.
Klamath Falls, OR 97601

Linda Rey Brown
205 Lewis St.
Klamath Falls, OR 97601

Aspen Title & Escrow, Inc.
525 Main St.
Klamath Falls, OR 97601

WMC Mortgage Corp.
c/o Ronald G. Holbert
22837 Ventura Blvd, Ste 201
Woodland Hills, CA 91364

Identifying Data of Mortgage
or Deed of Trust*

Defaults Causing Foreclosure: Non-payment of periodic payments
since: 7/98

<u>Estimated Total Amount Owed On</u>	<u>Principal:</u> \$	44,931.30
<u>Deed of Trust or Mortgage*</u>	<u>Estimated Interest:</u> \$	1,521.45
<u>Being Foreclosed on the</u>	<u>Estimated Costs:</u> . \$	1,800.00
<u>Estimated Date of Foreclosure</u>	<u>Estimated Total:</u> . \$	48,252.75
<u>Sale</u>		

Real Estate** to be Sold:

Common Description: : 1902 Academy St
Klamath Falls, OR 97601

Assessor's Tax Parcel No. : unknown

Legal Description. : THE SOUTHWESTERLY 100 FEET
OF LOT 1, BLOCK 73, BUENA VISTA ADDITION TO THE CITY OF KLAMATH
FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON, BEING THE PORTION
OF SAID LOT 1 LYING SOUTHWESTERLY OF A LINE DRAWN 40 FEET
SOUTHWESTERLY OF AND PARALLEL TO THE NORTHEASTERLY LINE OF SAID LOT
1.

Identifying Data of Deed of Trust or
Mortgage* Being Foreclosed Per Real
Estate Records of County Stated
in Legal Description:

Dated: January 5, 1998

Recorded: January 9, 1998

Recording Data: V M98, P704

Original Principal Balance: \$45,000.00

Original Trustee: Regional Trustee Services

Original Mortgagee(s)***Name(s): WMC Mortgage Corp

Address(es): P.O. Box 54089
Los Angeles, CA 90054

Present Mortgagee(s)***Name(s): WMC Mortgage Corp

Address(es): P.O. Box 54089
Los Angeles, CA 90054

Original Mortgagor(s)****Name(s): Jeffery L. Blair & Linda
J. Blair

Address(es): 1902 Academy St
Klamath Falls, OR 97601

Present Owner(s) Name(s): Jeffery L. Blair & Linda
J. Blair

Address(es): 1902 Academy St
Klamath Falls, OR 97601

* Sometimes named "Trust Indenture"

** Sometimes named "Mortgaged Property" or "Trust Property" or
"Property"

*** Sometimes named "Beneficiary"

**** Sometimes named "Grantor" or Trustor"

Tri-County Legal Process Service
P O Box 1600
Redmond, OR, 97756-0511
Phone: (541) 317-5680 or Fax: (541) 317-0143

12007

NON-FOUND STATUS REPORT

Date: December 13, 1999

TCL Reference Number: 7066

TO: WMC/Blair
Kleinsmith and Associates P.C.
6035 Erin Park Dr. Suite 203
Colorado Springs, CO, 80918-6411
Phone: 800-842-8417
Fax: 719-593-2193

CASE NAME: WMC Mortgage Corp. vs Linda J. Blair
CASE NUMBER:
DOCUMENTS FOR SERVICE: Not Found

Service of process in the above captioned matter cannot be effected at the given address for the following reason(s):

SUBJECT:
Occupants (Blair)
Linda and Jeffery Blair
1902 Academy Street
Klamath Falls, OR, 97601

CASE NOTES:
The dwelling found at the address provided is clearly vacant when looking through the windows.
The power meter is not running. Spoke with white female at the neighboring residence at 1857,
and she did not know the neighbors.
12/13/99 : Service type changed from Foreclosure Notices to Not Found

Note: We will hold the documents in abeyance until **12/30/1999** if we do not receive further instructions, we will return the same, "Non-Found".

Signed:  _____, Tri-County Legal Process Service

Tri-County Legal Process Service offers investigative services to assist you in locating subjects for service of process. Please contact our office if you need any locate or investigative services.

☒ Returning documents held 30 days.

☐ Returning documents per request.

Tri-County Legal Process Service
P O Box 1600
Redmond, OR, 97756-0511
Phone: (541) 317-5680 or Fax: (541) 317-0143

NON-FOUND STATUS REPORT

Date: December 20, 1999

TCL Reference Number: 7066

TO: WMC/Blair
Kleinsmith and Associates P.C.
6035 Erin Park Dr. Suite 203
Colorado Springs, CO, 80918-6411
Phone: 800-842-8417
Fax: 719-593-2193

CASE NAME: WMC Mortgage Corp. vs Linda J. Blair
CASE NUMBER:
DOCUMENTS FOR SERVICE: Not Found

Service of process in the above captioned matter cannot be effected at the given address for the following reason(s):

SUBJECT:
Occupants (Blair)
1902 Academy Street
Klamath Falls, OR, 97601

CASE NOTES:

The dwelling found at the address provided is clearly vacant when looking through the windows. The power meter is not running. Spoke with white female at the neighboring residence at 1857, and she did not know the neighbors.

12/13/99 : Service type changed from Foreclosure Notices to Not Found

Referring to SearchNet for locate.
12/17/1999 No records found for the defendants.

Note: We will hold the documents in abeyance until **12/30/1999** if we do not receive further instructions, we will return the same, "Non-Found".

Signed:  _____, Tri-County Legal Process Service

Tri-County Legal Process Service offers investigative services to assist you in locating subjects for service of process. Please contact our office if you need any locate or investigative services.

☐ Returning documents held 30 days.

☐ Returning documents per request.

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#2928

Foreclosure Notices

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 10, 17, 24, 2000

March 2, 2000

Total Cost: \$851.72

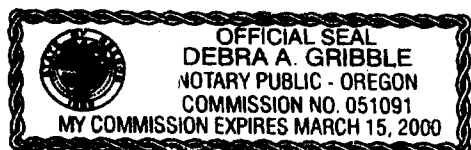
Larry L Wells

Subscribed and sworn before me this 2nd
day of March 20 00

Debra A. Grizzle

Notary Public of Oregon

My commission expires March 15 20 00



FORECLOSURE NOTICES OF:

- (1) DEFAULTS;
 - (2) RIGHT TO CURE;
 - (3) ELECTION TO SELL; AND
 - (4) SALE
- YOU ARE NOTIFIED THAT:

All words and phrases herein which have the first letters thereof capitalized are defined on the attached Identifying Data of Mortgage or Deed of Trust, consisting of one page.

(1) NOTICE OF DEFAULTS. Certain Defaults Causing Foreclosure have occurred on the Deed of Trust of Mortgage Being Foreclosed.

(2) NOTICE OF RIGHT TO CURE. You have a right to stop all actions to collect this debt. To do so you must pay money (including but not limited to delinquent payments, costs, attorneys fees and trustee's fees) and/or perform certain acts. If you wish to know exactly what money must be paid and/or what actions need to be performed, please call the undersigned's office at the phone number stated.

Your cure or reinstatement rights and your redemption rights are attached to the copies hereof that are mailed, served, and posted.

(3) NOTICE OF ELECTION TO SELL. Because of those Defaults Causing Foreclosure, the undersigned has elected and intends to sell or cause to be sold the Real Estate. The effect of such a sale will be to deprive all persons who claim an interest in the Real Estate of any right thereto, except as otherwise provided by law. This election will be nullified if the above right to cure is properly exercised.

(4) SALE. Because of the Defaults Causing Foreclosure, to partially or fully pay the debt secured by the Deed of Trust or Mortgage Being Foreclosed, and pursuant to the power of sale therein, the Real Estate will be sold at public auction without warranties or guarantees at the following date, time and place:

Date of Sale: April 13, 2000.

Place of Sale: 2nd floor, Lobby of the Klamath County Courthouse, 317 S. 7th St., Klamath Falls, OR

(5) GOVERNMENTAL CLAIMS. To the copies of these Notices which are mailed, served or posted, there are attached copies of the written recorded claim of any governmental agency against the Real Estate and the independent notices which the law requires to be mailed to any such governmental agency to terminate their rights to the Real Estate.

Attorney for Present Mortgages(s) and/or Substitute Trustee Oregon Attorney Registration No. 89399 6035 Erin Park Drive, Ste. 203

Colorado Springs, CO

80918 1-800-842-8417

Philip M. Kleinsmith

State of Colorado

County of El Paso

On 11-19-99, before me,

personally appeared Philip M. Kleinsmith, as said attorney and/or Substitute Trustee, personally known to me and/or proven to be said person whose name is subscribed to this Foreclosure Notices of: (1) Defaults; (2) Right to Cure; (3) Election to Sell; and (4) Sale consisting of four or more pages in total: two pages of Notices of: (1) Defaults; (2) Right to Cure; (3) Election to Sell; and (4) Sale, one page of Identifying Data.

tying Data of Mortgage or Deed of Trust and one or more pages of Cure or Reinstatement Rights and Redemption Rights. That person acknowledged to me that said person executed the same in said person's authorized capacity and that by said person's signature on said instrument,

the person or the entity on behalf of which the person acted, executed said instrument. Witness, my hand and official seal.

Typed Name and Address of Notary:
Jill C. Crisp
6035 Erin Park Dr.
Colorado Springs, CO 80918

Identifying Data of Mortgage or Deed of Trust*

Defaults Causing Foreclosure: Non-payment of periodic payments since: 7/98

Estimated Total Amount Owed on Deed of Trust or Mortgage* Being Foreclosed on the Estimated Date of Foreclosure Sale

Principal: \$44,931.30
Estimated Interest: \$1,521.45
Estimated Costs: \$1,800.00
Estimated Total \$48,252.75

Real Estate** to be sold: Common Description: 1902 Academy St Klamath Falls, OR 97601 Assessor's Tax Parcel No.: Unknown

Legal Description: The Southwesterly 100 Feet of Lot 1, Block 73, Buena Vista Addition to The City of Klamath Falls, In The County of Klamath, State of Oregon, Being the Portion of Said Lot 1 Lying Southwesterly of A Line Drawn 40 Feet Southwesterly of And Paralleled to the Northeastly Line of Said Lot 1.

1. Identifying Data of Deed of Trust or Mortgage* Being Foreclosed Per Real Estate Records of County Stated in Legal Description:

Dated: January 5, 1998
Recorded: January 9, 1998

Recording Data: V M98, P704

Original Principal Balance: \$45,000.00

Original Trustee: Regional Trustee Services

Original Mortgagee(s) ***Name(s): WMC

Mortgage Corp

Address(es): P.O. Box 54089 Los Angeles, CA 90054

Present Mortgagee(s) ***Name(s): WMC

Mortgage Corp P.O. Box 54089 Los Angeles, CA 90054

Original Mortgagor(s) * *** Name(s): Jeffery L. Blair & Linda J. Blair

Address(es): 1902 Academy St Klamath Falls, OR 97601

Present Owner(s) Name(s): Jeffery L. Blair & Linda J. Blair

Address(es): 1902 Academy St Klamath Falls, OR 97601

*Sometimes named "Trust Indenture"

**Sometimes named "Mortgaged Property" or "Trust Property" or "Property"

***Sometimes named "Beneficiary"

****Sometimes named "Grantor" or "Trustor"

Oregon Cure or Re-instatement Right

Under ORS 86.753 you have the right to have these proceedings dismissed and the trust deed reinstated by payment of the entire amount then due, together with costs, trustee's and attorney's fees, and by curing any other default complained of in this notice at any time prior to five days before the date last set for sale.

Oregon Redemption Right

Under ORS 86.770, there is no redemption right after the foreclosure sale.

#2928 February 10, 17, 24, 2000 March 2, 2000

State of Oregon, County of Klamath

Recorded 04/12/00, at 3:13p.m.

In Vol. M00 Page 12002

Linda Smith,

County Clerk Fee\$ 66⁰⁰