

☒ TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL

or

☐ TRUSTEE'S NOTICE OF SALE

Reference is made to that Trust Deed wherein Wilma South & Nolan C. South, wife & husband are grantors; Aspen Title & Escrow, Inc., is Trustee; and Bruce E. Brink & Helen Wolter, son & mother, or the survivor, is Beneficiary, recorded in Official/Microfilm Records, Vol. M97, page 9903, Klamath County, Oregon, covering the following described real property in Klamath County, Oregon:

As shown on attached Exhibit "A"

No action is pending to recover any part of the debt secured by the trust deed.

The obligation secured by the trust deed is in default because the grantor has failed to pay the following: installment due 04/03/2000 in the amount of \$277.52 and a like installment due on the 3<sup>rd</sup> day of each month thereafter.

The sum owing on the obligation secured by the trust deed is: \$21,107.54 principal amount plus interest at the rate of 11.00% per annum from April 2, 2000, and the further sum of \$1,047.55 for real property taxes plus interest at the rate of 11% per annum from July 20, 2000, plus trustee's fees, attorney's fees, foreclosure costs, all applicable late charges, and any sums advanced by beneficiary pursuant to the terms of said trust deed.

Beneficiary has and does elect to sell the property to satisfy the obligation pursuant to ORS 86.705 to 86.795.

The property will be sold as provided by law on November 27, 2000 at 10:00 o'clock a.m. based on standard of time established by ORS 187.110 at 803 Main St., #201, Klamath Falls, Klamath, County, Oregon.

Interested persons are notified of the right under ORS 86.753 to have this proceeding dismissed and the trust deed reinstated by payment of the entire amount then due, other than such portion as would not then be due had no default occurred, 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.

This communication is an attempt to collect a debt. Any information obtained will be used for that purpose.

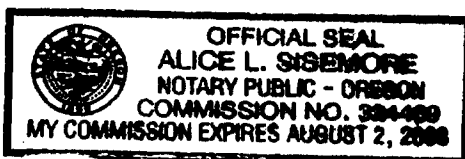
Dated: July 20, 2000.

William L. Sisemore  
William L. Sisemore, Successor Trustee

STATE OF OREGON, County of Klamath) ss

The foregoing was acknowledged before me on July 20, 2000, by William L. Sisemore,

Alice L. Sisemore, Notary Public for Oregon-My Commission Expires: 08/02/2003



Certified to be a true copy:

\_\_\_\_\_  
Attorney for Trustee

After recording, return to:

William L. Sisemore

Attorney at Law

803 Main Street, #201

Klamath Falls, OR 97601-6070

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A tract of land situated in the NE1/4 of the NE1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 89 degrees 40' East a distance of 30.00 feet and North 1 degree 02' West a distance of 876.9 feet from the iron pin which marks the intersection of 4<sup>th</sup> Avenue and 4<sup>th</sup> Street of Altamont Acres which point of intersection is also the Southwest corner of the NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence North 89 degrees 40' East a distance of 132.5 feet to a point; thence North 1 degree 02' West a distance of 71.5 feet to a point; thence South 89 degrees 40' West a distance of 132.6 feet to an iron pin; thence South 1 degree 02' East a distance of 71.5 feet, more or less, to the point of beginning, said tract in the NE 1/4 of the NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, sometimes referred to as Ezell Tract No. 29.

Code 41 Map 3909-10AA TL 1000

State of Oregon, County of Klamath  
Recorded 07/20/00, at 3:42 P. m.  
In Vol. M00 Page 26726  
**Linda Smith,**  
County Clerk Fee \$ 26