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## SUPPLEMENTAL

## AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

Vol M00 Page

29316

STATE OF OREGON, County of Klamath, ss:

I, Neal G. Buchanan,

being first duly sworn, depose, and say and certify 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 beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain deed described in said notice.

I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy 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

Klamath County Building Dept.

305 Main Street  
Klamath Falls, Oregon 97601

Said 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 required by ORS 86.785.\*

Each of the notices so mailed was certified to be a true copy of the original notice of sale by.....

Neal G. Buchanan, attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on June 7, 2000. 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 and postage thereon in the amount sufficient to accomplish the same. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded.

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



NEAL G. BUCHANAN

Subscribed and sworn to before me on June 7, 2000.

Marsha Cobine

Notary Public for Oregon. My commission expires 11-7-03.

SUPPLEMENTAL  
AFFIDAVIT OF MAILING TRUSTEE'S  
NOTICE OF SALE

RE: Trust Deed from

Stephen D. Lee and

Beverly L. Lee

Grantor

TO

Aspen Title &amp; Escrow, Inc.

Neal G. Buchanan, Successor

Trustee

AFTER RECORDING RETURN TO

Neal G. Buchanan

435 Oak Ave.

Klamath Falls, OR 97601

(DON'T USE THIS  
SPACE! RESERVED  
FOR RECORDING  
LABEL IN COUN-  
TIES WHERE  
USED.)

STATE OF OREGON,

County of } ss.

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/reception No. Record of Mortgages of said County.

Witness my hand and seal of County affixed.

NAME


TITLE

By Deputy

\* More than one form of affidavit may be used when the parties are numerous or when the mailing is done on more than one date.

PUBLISHER'S NOTE: An original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

ON

29317 

## TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by STEPHEN D. LEE and BEVERLY L. LEE,  
 Husband and Wife \_\_\_\_\_, as grantor, to  
ASPEN TITLE & ESCROW, INC. \_\_\_\_\_, as trustee,\*  
 in favor of HIGHLAND COMMUNITY FEDERAL CREDIT UNION \_\_\_\_\_, as beneficiary,  
 dated MARCH 9 \_\_\_\_\_, 1998, recorded MARCH 13 \_\_\_\_\_, 1998, in the mortgage records of  
Klamath \_\_\_\_\_ County, Oregon, in ~~Book/Deed~~ XXXXXXX/volume No. M98 \_\_\_\_\_ at page 8195 \_\_\_\_\_, or  
 as fee ~~title/instrument/microfilm/recordation~~ XXXXXXX No. 54634 \_\_\_\_\_ (indicate which), covering the following described real  
 property situated in said county and state, to-wit:

See Attached Exhibit "A" for Legal Description.

\*Neal G. Buchanan was appointed Successor Trustee by Appointment of Successor Trustee dated February 16, 2000,  
 recorded in Vol. M00, Page 6541 the 1st day of March, 2000.

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:

See Attached Exhibit "B"

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: Principal balance of \$29,021.92, together  
 with interest on said sum at the rate of 8.5% per annum; together with all reasonable expenses incurred by the  
 beneficiary at any time for the protection of its interest or the enforcement of its rights, including attorney's  
 fees, trustee's fees, the cost of searching records, obtaining title reports, and the costs inherent in maintaining  
 the property free of liens having priority over or equal to the interest of beneficiary under the Trust Deed,  
 together with contractual late charges.

WHEREFORE, notice hereby is given that the undersigned trustee will on AUGUST 16, 2000 ~~xxx~~,  
 at the hour of 1:00 o'clock, P.M., in accord with the standard of time established by ORS 187.110, at  
 the law office of Neal G. Buchanan, 435 Oak Avenue \_\_\_\_\_

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 March 29, 2000 ~~xxx~~

  
 NEAL G. BUCHANAN, Successor Trustee

Trustee

State of Oregon, County of Klamath \_\_\_\_\_ 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

SERVE: \_\_\_\_\_

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.

## EXHIBIT "A"

## PARCEL 1:

A portion of the SW 1/4 SW 1/4 Section 2, 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 a point 950 feet North of the Southwest corner of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, running East 119 feet; thence North 100 feet; thence West 119 feet; thence South 100 feet to the point of beginning.

EXCEPTING THEREFROM the Westerly 30 feet of the above described property conveyed to Klamath County for road purposes.

## PARCEL 2:

A parcel of land situated in the SW 1/4 of Section 2, 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 the intersection of the Easterly line of Summers Lane with the South line of said Section 2; thence North 0 degrees 04' West along the Easterly line of Summers Lane a distance of 30 feet; thence South 89 degrees 32' East parallel with the South line of said Section 2 a distance of 208 feet; thence North 0 degrees 04' West parallel with the Easterly line of Summers Lane a distance of 920 feet; thence North 89 degrees 32' West parallel with the South line of said Section 2 a distance of 119 feet to a one-half inch iron pin marking the true point of beginning of this description; thence North 0 degrees 04' West parallel with the Easterly line of Summers Lane a distance of 100 feet to a one-half inch iron pin; thence South 89 degrees 32' East parallel with the South line of said Section 2 a distance of 35 feet; thence South 0 degrees 04' East parallel with the Easterly line of Summers Lane a distance of 100 feet; thence North 89 degrees 32' West parallel with the South line of said Section 2 a distance of 35 feet to the true point of beginning.

CODE 41 MAP 3909-2CC TL 2700

EXHIBIT B  
TO  
NOTICE OF DEFAULT AND ELECTION TO SELL

a.	Amount necessary to bring payments current as of 3-21-00:	2,296.14
b.	Amount necessary to reimburse re: KID lien	661.85
c.	Amount necessary to reimburse for Trustee's Sale Guarantee	215.00
d.	Amount necessary to reimburse for payment made as required for reinstatement of ODVA loan as of 3-15-00	2,669.00
e.	Amount necessary to reimburse for insurance placed on the premises	256.00
f.	Recordation fees:	42.00
g.	Late charges through 3-27-00	<u>280.04</u>
	Total:	6,420.03

NO

29320

**INSTRUCTIONS FOR SERVICE OF TRUSTEE'S  
NOTICE OF SALE UPON OCCUPANT PURSUANT  
TO ORS 86.750 (1) AND PROOF OF SERVICE  
(120-day Notice)**

RE: Trust Deed from  
Stephen D. Lee and Beverly L. Lee

To Grantor  
Aspen Title & Escrow, Inc., Trustee  
Neal G. Buchanan  
Successor Trustee

After recording, return to (Name, Address, Zip):

Neal G. Buchanan  
435 Oak Avenue  
Klamath Falls, OR 97601

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,  
County of \_\_\_\_\_ } ss.

I certify that the within instrument was  
received for record on \_\_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in  
book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_  
and/or as fee/file/instrument/microfilm/reception  
No. \_\_\_\_\_, Records of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_, NAME TITLE  
Deputy.

TRUSTEE'S INSTRUCTIONS to the person who serves the Trustee's Notice of Sale attached hereto:

STATE OF OREGON,  
County of Klamath } ss.

I, the undersigned, being first duly sworn, depose and say:

I am the Trustee or attorney for the Trustee in the trust deed described in the attached Trustee's Notice of Sale.

You are hereby directed to serve the Trustee's Notice of Sale in the manner in which a summons is served pursuant to ORCP  
7 D(2) and 7 D(3), upon the occupant of the property described in the Notice of Sale.

The name of the person to be served, if known, and the property address of the property described in the trust deed, are as  
follows:

Name of person to be served  
(If unknown, so state)

Beverly L. Lee and/or Parties in Possession

Property Address

2805 Summers Lane  
Klamath Falls, Oregon 97603

If the occupant is indicated as "unknown", or if you find the property at this address to be occupied by other than the person  
named, then you are instructed to serve the person or persons whom you find to be occupying the property.

Service should be made by April 18, 2000, which is 120 days before the date fixed for the sale  
in the attached notice. If you have not made service by that date, and the property appears occupied, persist in attempting to make  
service until it has been accomplished.

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

Successor Trustee

Signed and sworn to before me on March 29, 2000



Notary Public for Oregon

My commission expires 11-7-03

29321 APR 05 2000

PROOF OF SERVICE

STATE OF Oregon, County of Klamath ss.

I hereby certify and swear that at all times herein mentioned I was and now am a competent person 18 years of age or older and a resident of the state where-  
in the service hereinafter set forth was made; that I am not the beneficiary or trustee named in the original trustee's Notice of Sale attached hereto, nor the successor  
of either, nor an officer, director, employee or of attorney for the beneficiary or trustee, or successor of either, corporate or otherwise.

I made service of the attached original Trustee's Notice of Sale upon the individuals and other legal entities to be served, named below, by delivering true  
copies of the Notice of Sale certified to be such by the attorney for the trustee or successor trustee, as follows:

Personal Service Upon Individual(s)

Upon Beverly Lee by delivering such true copy to him/her, personally and in person,  
at 2805 Summers Lane, on March 31<sup>st</sup>, 2000, at 7:00 o'clock A.M.  
Upon \_\_\_\_\_, by delivering such true copy to him/her, personally and in person,  
at \_\_\_\_\_, on \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_M.

Substituted Service Upon Individual(s)

Upon \_\_\_\_\_, by delivering such true copy at his/her dwelling house  
or usual place of abode, to-wit: \_\_\_\_\_, who is a person over the  
age of 14 years and a member of the household of the person served on \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_M.  
Upon \_\_\_\_\_, by delivering such true copy at his/her dwelling house  
or usual place of abode, to-wit: \_\_\_\_\_, who is a person over the  
age of 14 years and a member of the household of the person served on \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_M.

Office Service Upon Individual(s)

Upon \_\_\_\_\_, at the office which he/she maintains for the conduct of  
business at \_\_\_\_\_, by leaving such true copy with \_\_\_\_\_, the person who  
is apparently in charge, on \_\_\_\_\_, during normal working hours, at \_\_\_\_\_ o'clock, \_\_\_\_M.

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, 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;  
at \_\_\_\_\_, on \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_m.

EACH OF THE PERSONS, FIRMS AND CORPORATIONS SERVED BY ME IS THE IDENTICAL PERSON, FIRM OR CORPORATION NAMED IN  
THE TRUSTEE'S INSTRUCTIONS TO ME IN CONNECTION HEREWITH.

Dave Shuck  
Dave Shuck



Signed and sworn to before me on 3/31/00  
Sandra C Cox  
Notary Public for Oregon  
My commission expires \_\_\_\_\_

\* Specify registered agent, officer (by title), director, general partner, managing agent.

PUBLISHER'S NOTE: ORS 86.750 (1) requires the Notice of Sale to be served upon the occupant in the manner in which a summons is served pursuant to ORCP 7 D(2)  
and 7 D(3). The Proof of Service above contains most, but not all, of the permissible methods of service. For example, this form does not include proof of service  
upon a minor or incapacitated person. See ORCP 7 D(2) and 7 D(3) for permissible service methods with respect to particular parties.

NE

29322

## AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON, County of Klamath, ss:  
I, Neal G. Buchanan

, being first duly sworn, depose, and say and certify 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 beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain deed described in said notice.

I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy 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
Stephen D. Lee	2959 Summers Lane Klamath Falls, Oregon 97603
Beverly L. Lee	2805 Summers Lane Klamath Falls, Oregon 97603
Oregon Department of Veterans Affairs	700 Summer Street N.E. Salem, Oregon 97310-1201

Said 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 required by ORS 86.785.\*

Each of the notices so mailed was certified to be a true copy of the original notice of sale by Neal G. Buchanan, attorney for the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on March 29, 2000, XX. 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 and postage thereon in the amount sufficient to accomplish the same. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded.

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

Neal G. Buchanan  
NEAL G. BUCHANAN



Subscribed and sworn to before me on March 29, 2000, XX.

Marsha Cobine  
Notary Public for Oregon. My commission expires 11-7-03

AFFIDAVIT OF MAILING TRUSTEE'S  
NOTICE OF SALE

RE: Trust Deed from  
Stephen D. Lee and  
Beverly L. Lee

Grantor

TO

Aspen Title & Escrow, Inc.  
Neal G. Buchanan, Successor  
Trustee

AFTER RECORDING RETURN TO

Neal G. Buchanan  
435 Oak Ave.  
Klamath Falls, OR 97601

(DON'T USE THIS  
SPACE: RESERVED  
FOR RECORDING  
LABEL IN COUN.  
TIES WHERE  
USED.)

STATE OF OREGON, } ss.  
County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_ TITLE \_\_\_\_\_  
Deputy

\* More than one form of affidavit may be used when the parties are numerous or when the mailing is done on more than one date.

PUBLISHER'S NOTE: An original notice of the sale, bearing the trustee's actual signature, should be attached to the foregoing affidavit.

# 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#3274

Trustee's Notice of Sale

Stephen Lee

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:

June 13, 20, 27, 2000

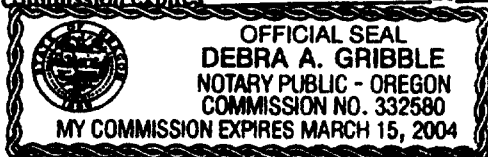
July 4 2000

Total Cost: \$891.00

Subscribed and sworn before me this 4TH  
day of July 20 00

Notary Public of Oregon

My commission expires March 15 20 04



### TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by STEPHEN D. LEE AND BEVERLY L. LEE, Husband and wife, as grantor, to ASPEN TITLE & ESCROW, INC., as trustee in favor of HIGHLAND COMMUNITY FEDERAL CREDIT UNION, a beneficiary, dated MARCH 9, 1998, RECORDED March 13, 1998, in the mortgage records of Klamath County, Oregon, in /volume No. M98 at page 8195, or as fee/file/instrument/No. 54634 (indicate which), covering the following described real property situated in said county and state, to-wit:

PARCEL 1:  
A portion of the SW 1/4 SW 1/4 Section 2, 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 a point 950 feet North of the Southwest corner of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, running East 119 feet; thence North 100 feet; thence West 119 feet; thence South 100 feet to the point of beginning.

EXCEPTING THEREFROM the Westerly 30 feet of the above described property conveyed to Klamath County for road purposes.

#### PARCEL 2:

A parcel of land situated in the SW 1/4 of Section 2, 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 the intersection of the Easterly line of Summers Lane with the South line of said Section 2; thence

North 0 degrees 04' West along the Easterly line of Summers Lane a distance of 30 feet; thence South 89 degrees 32' East parallel with the South line of said Section 2 a distance of 208 feet; thence North 0 degrees 04' West parallel with the Easterly line of Summers Lane a distance of 920 feet; thence North 89 degrees 32' West parallel with the South line of said Section 2 a distance of 119 feet to a one-half inch iron pin marking the true point of beginning of this description; thence; North 0 degrees 04' West parallel with the Easterly line of Summers Lane a distance of 100 feet to a one-half inch iron pin; thence South 89 degrees 32' East parallel with the South line of said Section 2 a distance of 35 feet; thence South 0 degrees 04' East parallel with the Easterly line of Summers Lane a distance of 100 feet; thence North 89 degrees 32' West parallel with the South line of said Section 2 a distance of 35 feet to the true point of beginning. CODE 41 MAP 3909-2CC TL 2700

Neal G. Buchanan was appointed Successor Trustee by Appointment of Successor Trustee dated February 16, 2000, recorded in Vol. M00, Page 6541 the 1st day of March 2000. Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligation secured by said trust deed and 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:

### NOTICE OF DEFAULT AND ELECTION TO SELL

- a. Amount necessary to bring payments current as of 3-21-00: \$2,296.14
- b. Amount necessary to reimburse re: KID lien; \$661.85
- c. Amount necessary to reimburse for Trustee's Sale Guarantee: \$215.00
- d. Amount necessary to reimburse for payment made as required for reinstatement of ODVA loan as of 3-15-00:

\$2669.00

- e. Amount necessary to reimburse for insurance placed on the premises: \$256.00
- f. Recordation fees: \$42.00
- g. Late charges through 3-27-00: \$280.04

TOTAL: \$6,420.03

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: Principal balance of \$29,021.92, together with interest on said sum at the rate of 8.5% per annum; together with all reasonable expenses incurred by the beneficiary at any time for the protection of its interest or the enforcement of its rights, including attorney's fees, trustee's fees, the cost of searching records, obtaining title reports, and the costs inherent in maintaining the property free of liens having priority over or equal to the interest of beneficiary under the Trust Deed, together with contractual late charges.

WHEREFORE, notice hereby is given that the undersigned trustee will on AUGUST 16, 2000 at the hour of 1:00 o'clock, P.M., in accord with the standard of time established by ORS 187.110, at the law office of Neal G. Buchanan, 435 Oak Avenue 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 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 word "includes" includes any successor in interest

est 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: March 29, 2000  
Neal G. Buchanan,  
Successor Trustee  
#3274, June 13, 20, 27,  
2000  
July 4, 2000

State of Oregon, County of Klamath  
Recorded 08/10/00, at 12:47 p.m.  
In Vol. M00 Page 29376  
Linda Smith,  
County Clerk Fee \$ 56<sup>00</sup>