

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#3395

Trustee's Notice of Sale

David S. Hodgkinson

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:

August 9, 16, 23, 30, 2000

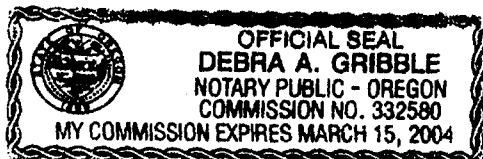
Total Cost: \$607.50

Subscribed and sworn before me this 30th
day of August 20 00

Debra A. Gribble

Notary Public of Oregon

My commission expires March 15 20 04



TRUSTEE'S NOTICE OF SALE

TO: DAVID S. HODGKINSON
148505 Snuffy Drive
Lapine, OR 97739
DIANE K. HODGKINSON
148505 Snuffy Drive
La Pine, OR 97739
KLAMATH COUNTY
TAX COLLECTOR
1305 Main ST
Klamath Falls, OR
97601

Reference is made to that certain Trust Deed made by DAVID S. HODGKINSON and DIANE K. HODGKINSON as Grantors, to KEY TITLE COMPANY, an Oregon corporation, as Trustee, in favor of CARLTON E. ROBERSON as Beneficiary, dated April 22, 1998, recorded May 1, 1998, in Volume 14585, in the

Mortgage Records of Klamath County, Oregon, covering the following described real property situated in said county and state, to-wit:

Lot 7, Block 11, First Addition to River Pine Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Both the Beneficiary and the Trustee have elected to sell the said 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:

a. Failure to pay monthly payments
b. Failure to pay real property taxes
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 ESTIMATED sums being the following, to-wit:

Monthly payments, \$3,017.42; delinquent real property taxes, not including penalty and interest, \$101.63; title report, \$269.00; service and posting, \$100.00; copying, 420.00; postage, \$20.00; Trustee's fee, \$200.00; Attorney's fee, \$350.00; long distance telephone, \$20.00; recording fees, \$150.00

The principal balance owing on the obligation secured by the Trust Deed is \$40,471.73 as of October 1, 1999.

WHEREFORE, NOTICE IS HEREBY

GIVEN that the undersigned Trustee will, on September 21, 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 entrance of the Klamath County Courthouse, located at 316 Main 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 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 successor 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 at the

time of cure (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 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 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: May 4th, 2000
GREENEN & GREENEN, PLLC

By: Marsha M. Jenkins, OSB #92346

Trustee and Attorney for Beneficiary

1104 Main St., Suite 400
Vancouver, WA 98660
(360) 694-1571

State of Oregon, County of Klamath, Recorded 05/11/00, at 3:44 p.m.

Vol. M00 Page 17237

Linda Smith, County Clerk Fee \$61.00

#3395 August 9, 16, 23, 20, 2000

RETURN TO:

Greenen & Greenen
1104 Main St. Suite 400
Vancouver, WA
98660

State of Oregon, County of Klamath
Recorded 09/13/00, at 2:49 p.m.
In Vol. M00 Page 33483
Linda Smith,
County Clerk Fee \$ 21.00

K21-