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. M01 Page 649

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

AFTER RECORDING RETURN TO

Jerry M. Molatore 426 Main Klamath Falls, OR 97601

K55897

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.

X	AFFIDAVIT OF MAILING NOTICE OF SALE
<u>X</u>	AFFIDAVIT OF PUBLICATION NOTICE OF SALE
<u> </u>	PROOF OF SERVICE
Orig	rinal Grantor on Trust Deed
Mike	e L. Reynolds and Jena Reynolds Pike H&W
Mike	L. Reynolds and Jena Reynolds Pike H&W
•	e L. Reynolds and Jena Reynolds Pike H&W eficiary
Bend	

NE

K55897



AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON, County of	KLAMATH , ss:
----------------------------	---------------

I, PATRICIA M. JOHNSON , 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

MIKE L. REYNOLDS

PO BOX 1722, KLAMATH FALLS, OR 97601 1148 FRONT STREET, KLAMATH FALLS, OR 97601

JENA REYNOLDS PIKE

PO BOX 1722, KLAMATH FALLS, OR 97601 1148 FRONT STREET, KLAMATH FALLS, OR 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.*

States post office at KLAMATH FALLS , Oregon, on SEPTEMBER , MA2000. 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.

OFFICIAL SEAL
MARCIE M. LYMAN
NOTARY PUBLIC - OREGON
COMMISSION NO. 328512
MY COMMISSION EXPIRES JAN. 03, 2004

Subscribed and sworn to before me on SEPTMEBER /

Notary Public for Oregon. My commission expires 2004

STATE OF OREGON.

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

RE: Trust Deed from

MIKE L. REYNOLDS AND JENA REYNOLDS

Grantor

KLAMATH COUNTY TITLE COMPANY, NKA,

Trustee

AFTER RECORDING RETURN TO

JERRY M. MOLATORE 426 MAIN STREET KLAMATH FALLS OR 97601 (DON'T USE THIS SPACE: RESERVED FOR RECORDING LABEL IN COUN-TIES WHERE USED.)

Sounty of
Certify that the within instrument
was received for record on theday
of, 19,
at o clockM., and recorded
in book/reel/volume No on
pageor as fee/file/instru-
ment/microfilm/reception No,
Record of Mortgages of said County.
Witness my hand and seal of
County affixed.
NAME TITE

^{*} 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.

PRINCIPAL & INTEREST:

ATTORNEY'S FEES:

TRUSTEE'S SALE GUARANTEE:

\$169,581,26

2000

TOTAL:

651

1	<u>M</u>
4	7

\$617.50

	TRUSTEE'S NOTICE OF SALE	***	OOT
Reference is made to that certain tre	st deed made by MIKE L. RI	EYNOLDS AND JENA	REYNOLDS PIKE,
HUSBAND AND WIFE KLAMATH COUNTY TITLE COMPANY NK	A FIRST AMERICAN TITLE	INSURANCE COMPANY	as grantor, to
in favor of CYRUS L. SMITH AND NEL dated JUNE 15, ,19 94, KLAMATH County, Or	L E. SIMTH		, as trustee, , as beneficiary,
dated JUNE 15, 19 94,	recorded JUNE 17	, 19 ⁹⁴ , in t	the mortgage records of
Edition County, Or SEXEMANNIAN THE COUNTY, OR SE	egon, in book/reel/volume No XXXXXXXXXXXXXXX XXXXXXXXX		ge, or ollowing described real
property situated in said county and state,	to-wit:		_
SEE EXHIBIT "A" ATTAC	HED		

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:

DELINQUENT MONTHLY PAYMENTS IN THE TOTAL AMOUNT OF \$7,246.90

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:

AS OF SEPTEMBER 8, 2000

\$168,007.26

904.50

RECORDING FEES: \$ 52.00

WHEREFORE, notice hereby is given that the undersigned trustee will on JANUARY 25,

at the hour of	with the standard of time established by ORS 187.110, at 05 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	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 ha	as the right, at any time prior to five days before the date
last set for the sale, to have this foreclosure proceeding di	ismissed and the trust deed reinstated by payment to the
default occurred) and by curing any other default complete	ch portion of the principal as would not then be due had no
the performance required under the obligation or trust dea	nined of herein that is capable of being cured by tendering ed, and in addition to paying said sums or tendering the per-
formance necessary to cure the default, by paying all cost	ts and expenses actually incurred in enforcing the obligation
and trust deed, together with trustee's and attorney's fees n	not exceeding the amounts provided by said ORS 86.753.
In construing this notice, the singular includes the p	plural, the word "grantor" includes any successor in interest
to the grantor as well as any other person owing an obligati	ion, the performance of which is secured by said trust deed.
and the words "trustee" and "beneficiary" include their re	
	\mathbb{W}_{Δ}
DATED SEPTEMBER /S 2000 YEXXX	· ///
	JERRY M. MOLATORE
	JERRY M. MOLATORE Trustee
	Trustee
State of Oregon, County ofKLAMATH	56.
I, the undersigned, certify that I am the attorney of	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
CFDU	/E:
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" DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon.

PARCEL 1:

Beginning at a point on the Southerly side of Front Street, said point described as being situate South 14°27' East 496.7 feet; thence South 58°41' East 374.3 feet; and thence South 39°31' East 147.5 feet from the Southeasterly corner of Lot 92 in Block 3, First Addition to Buena Vista Addition to the City of Klamath Falls, Oregon; thence from the point of beginning herein described, South 39°31' East, along the Southwesterly line of Front Street, 152.5 feet to a point; thence South 52°35' East, along the Southwesterly line of Front Street, 50 feet to a point; thence South 37°25' West to the shore of Upper Klamath Lake; thence Northwesterly along said shore of Upper Klamath Lake to a point which bears South 45°41' West from the point of beginning; thence North 45°41' East to the point of beginning; being a portion of Lot 10, Section 30, Township 38 South, Range 9 East of the Willamette Meridian.

PARCEL 2:

Beginning at a point on the Southerly side of Front Street, Buena Vista Addition to The City of Klamath Falls, Oregon, said point being situate South 14°27' East 496.7 feet; thence South 58°41' East 374.3 feet; thence South 39°31' East 300.0 feet; and thence South 52°35' East 50.0 feet from the Southeasterly corner of Lot 92 Block 3, First Addition to Buena Vista Addition to the City of Klamath Falls, Oregon; thence from said point of beginning herein described, South 52°35' East, along the Southwesterly line of Front Street, 50.0 feet to a point; thence South 37°25' West 50 feet, more or less, to the shore of Upper Klamath Lake; thence Northwesterly along said shore of Upper Klamath Lake to a point which bears South 37°25' West from the point of beginning; thence North 37°25' East 65 feet, more or less to the point of beginning, being a portior of Lot 10, Section 30, Township 38 South, Range 9 East of the Willamette Meridian.

And

Beginning at a point on the Southerly line of Front Street which is 399.0 feet westerly along said southerly line from the west line of Lot 27, Block 41, Buena Vista Addition to the City of Klamath Falls, extended southerly; said beginning point also being the northwest corner of parcel described in that certain Easement Deed from Klamath Falls Land and Transportation Co., to J. T. Totton and H. E. Hansberry, recorded in Volume 21 page 195, Deed Records of Klamath County, Oregon; thence southerly along the westerly line of last mentioned parcel to the shoreline of Upper Klamath Lake; thence westerly along said shoreline to the southeasterly corner of parcel conveyed to Hugh B. Currin, et ux by Deed recorded December 30, 1958, in Volume 308 page 256, Deed Records of Klamath County, Oregon; thence along the southeasterly line of last mentioned parcel North 37°25' East a distance of 50.0 feet, more or less, to the southerly line of Front Street; thence South 52°35' East along said southerly line a distance of 60.0 feet to the point of beginning.

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ON			•	~ · 000
		OTICE OF SALE		
Reference is made to that certain t				
HUSBAND AND WIFE KLAMATH COUNTY TITLE COMPANY N	JVA FIRST AMER	TCAN TITLE IN	SURANCE COMPA	, as grantor, to
CYRUS L. SMITH AND NE	ELL E. SIMTH	TOM TITED IN		as trustee,
in tavor of CYRUS L. SMITH AND NE dated JUNE 15, 19 94 KLAMATH County, C	+ recorded JUNE	i 17	1094	in the mortage records of
KLAMATH County (Dreson in book/r	eel/volume No. M ^c	94 at	nade 19103
ok y ka/ku k/kwaku kok k/kwakowika/kwakwi	OHNING XXXXXXXXXXX	XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	MM), covering th	e following described real
property situated in said county and state		•		_
SEE EXHIBIT "A" ATTA	ACHED			
			•	
Both the beneficiary and the trust by said trust deed and a notice of defau fault for which the foreclosure is made is	ilt has been record	ded pursuant to Or	regon Revised St	tatutes 86.735(3); the de-
DELINQUENT MONTHLY PAYMENTS IN	THE TOTAL AMO	OUNT OF \$7,246	.90	
•				
				•
By reason of said default the bendeed immediately due and payable, said			g on the obligat	ion secured by said trust
AS OF SEPTEMBER 8, 2000	***	mp.	rrampola arr	0714D4NMMM
PRINCIPAL & INTEREST:	\$168,007.26	TR		GUARANTEE: \$617.5
ATTORNEY'S FEES: RECORDING FEES:	\$ 904.50 \$ 52.00		TOTAL:	
WHEREFORE, notice hereby is	given that the un	dersigned trustee w	vill on JANUARY	25, 2000 XXX XX
at the hour of	A. M., in accord	with the standard 305 MAIN STREE	d of time establi T	shed by ORS 187.110, at
in the City of KLAMATH FALLS auction to the highest bidder for cash to power to convey at the time of the execution of grantor's successors in interest obligations thereby secured and the cost is further given that any person named last set for the sale, to have this foreclo beneficiary of the entire amount then default occurred) and by curing any off the performance required under the obligation of the grantor as well as any other personand the words "trustee" and "beneficiar" DATED SEPTEMBER SEPTEMBER SEPTEMBER SEPTEMBER I, the undersigned, certify that I the foregoing is a complete and exact compared to the grantor as well as any other personand the words "trustee" and "beneficiar" State of Oregon, County of KLAMATH I, the undersigned, certify that I the foregoing is a complete and exact contact the series of th	the interest in the cution by grantor est acquired after its and expenses of in ORS 86.753 he cut of the cut o	said described recof the said trust do the execution of the execution of sale, including a as the right, at an dismissed and the ch portion of the pained of herein the ed, and in addition ats and expenses aconot exceeding the applicable the word "gittion, the performance spective successor JERRY M. MO	al property whice ed, together wis said trust deed, reasonable chary time prior to trust deed reins orincipal as would at is capable of a to paying said setually incurred if amounts provide grantor" includes the first in interest, if a trustee the same of the about the about the about the same are the about the abo	th the grantor had or had th any interest which the to satisfy the foregoing ge by the trustee. Notice live days before the date tated by payment to the d not then be due had not being cured by tendering ums or tendering the pern enforcing the obligation d by said ORS 86.753. It any successor in interest ecured by said trust deed, any.
<u>-</u>	_			
			Attorney for said	Trustee
AMM	SED.	VE:		
If the foregoing is a copy to be served pursuant ORS 86.740 or ORS 86.750(1), fill in opposite the name and address of party to be served.	to			

EXHIBIT "A" DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon.

PARCEL 1:

Beginning at a point on the Southerly side of Front Street, said point described as being situate South 14°27' East 496.7 feet; thence South 58°41' East 374.3 feet; and thence South 39°31' East 147.5 feet from the Southeasterly corner of Lot 92 in Block 3, First Addition to Buena Vista Addition to the City of Klamath Falls, Oregon; thence from the point of beginning herein described, South 39°31' East, along the Southwesterly line of Front Street, 152.5 feet to a point; thence South 52°35' East, along the Southwesterly line of Front Street, 50 feet to a point; thence South 37°25' West to the shore of Upper Klamath Lake; thence Northwesterly along said shore of Upper Klamath Lake to a point which bears South 45°41' West from the point of beginning; thence North 45°41' East to the point of beginning; being a portion of Lot 10, Section 30, Township 38 South, Range 9 East of the Willamette Meridian.

PARCEL 2:

Beginning at a point on the Southerly side of Front Street, Buena Vista Addition to The City of Klamath Falls, Oregon, said point being situate South 14°27' East 496.7 feet; thence South 58°41' East 374.3 feet; thence South 39°31' East 300.0 feet; and thence South 52°35' East 50.0 feet from the Southeasterly corner of Lot 92 Block 3, First Addition to Buena Vista Addition to the City of Klamath Falls, Oregon; thence from said point of beginning herein described, South 52°35' East, along the Southwesterly line of Front Street, 50.0 feet to a point; thence South 37°25' West 50 feet, more or less, to the shore of Upper Klamath Lake; thence Northwesterly along said shore of Upper Klamath Lake to a point which bears South 37°25' West from the point of beginning; thence North 37°25' East 65 feet, more or less to the point of beginning, being a portio of Lot 10, Section 30, Township 38 South, Range 9 East of the Willamette Meridian.

And

Beginning at a point on the Southerly line of Front Street which is 399.0 feet westerly along said southerly line from the west line of Lot 27, Block 41, Buena Vista Addition to the City of Klamath Falls, extended southerly; said beginning point also being the northwest corner of parcel described in that certain Easement Deed from Klamath Falls Land and Transportation Co., to J. T. Totton and H. E. Hansberry, recorded in Volume 21 page 195, Deed Records of Klamath County, Oregon; thence southerly along the westerly line of last mentioned parcel to the shoreline of Upper Klamath Lake; thence westerly along said shoreline to the southeasterly corner of parcel conveyed to Hugh B. Currin, et ux by Deed recorded December 30, 1958, in Volume 308 page 256, Deed Records of Klamath County, Oregon; thence along the southeasterly line of last mentioned parcel North 37°25' East a distance of 50.0 feet, more or less, to the southerly line of Front Street; thence South 52°35' East along said southerly line a distance of 60.0 feet to the point of beginning.

CEE
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INSTRUCTIONS FOR SERVICE OF TRUSTEE'S NOTICE OF SALE UPON OCCUPANT PURSUANT TO ORS 86.750 (1) AND PROOF OF SERVICE (120-Day Notice)		STATE OF OREGON, County of } ss.
RE: Trust Deed from MIKE L. REYNOLDS AND JENA REYNOLDS PIKE		received for record onato'clockM, and recorded in book/reel/volume No on page
To Grantor	SPACE RESERVED	and/or as fee/file instrument/microfilm/reception
KLAMATH COUNTY TITLE COMPANY, NKA,	FOR RECORDER'S USE	No, Records of said County
FIRST AMERICAN TITLE INS COMPANY	HECONDER'S USE	Witness my hand and seal of County affixed.
Trustee		
After recording, return to (Name, Address, Zip):		NAME TITLE
JERRY M. MOLATORE		
426 MAIN STREET		By, Deputy
KLAMATH FALLS OR 97601		
	1	

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

STATE OF OREGON,

} ss

County of KLAMATH

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)

MIKE L. REYNOLDS

JENA REYNOLDS PIKE

OFFICIAL SEAL PATRICIA M. JOHNSON

NOTARY PUBLIC-OREGON COMMISSION NO. 313674

MY COMMISSION EXPIRES JUN. 17, 2002

Property Address

1148 FRONT STREET KLAMATH FALLS OR 97601

1148 FRONT STREET KLAMATH FALLS OR 97601

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

Service should be made by _____SEPTEMBER 27, 2000 _____, which is 120 days before the date fixed for the sale

Service should be made by _____SEPTEMBER 2/, 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 any successor tror any other legal or commercial entity.

successor trustee, and "person" includes a corporation

SIGNED AND SWORN TO before me of

SEPTEMBER 15. 2000

(ATTORNEY FOR) TRUSTEE

Notary Public for Oregon

7-2002

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

() n =	PHOOI	L OL SERVICE		656	₽
STATE OF Oregon	, County of/[A	ngth) ss.	, , , , , , , , , , , , , , , , , , , ,	,
I hereby certify and swear that at all tir in the service hereinafter set forth was made, ar sor to either, nor an officer, director, employee I made service of the attached origina Notice of Sale, certified to be such by the attorn	ed that I am not the beneficiar of, or attorney for, the benefic I Trustee's Notice of Sale upon	ry or trustee named in ciary or trustee, or suc on the individuals and	the original trustee's Notice cessor of either, corporate of	e of Sale attached hereto, nor a or otherwise.	succes-
4 (Personal Sen	vice Upon Individu	al(a)		
Upon Mike L. Re at 1148 Front St.	ynolds	00	by delivering such true cop	y to him/her, personally and ir	person,
Upon					
at					
Upon Reyr or usual place of abode, to-wit:/	18 Funt St				
to	ynolds			, who is a person	14 years
of age or older and a member of the household	of the person served on	7-20-0	<u></u>	_, at _Z_QQo'clock Z_N	1.
Upon					
or usual place of abode, to-wit:					
toof age or older and a member of the household					
or age or older and a member of the household	of the person served on			_, at U clockiv	1.
	Office Servi	ce Upon Individua	l(s)		
Upon		•	• •	ich he/she maintains for the co	nduct of
business at					
by leaving such true copy with				, the per	
is apparently in charge, on	,	during normal workin	g hours, at o'cloc	ck,M.	
Service on Corporations, Limit	ed Partnerships or Unine	corporated Associ	ations Subject to Suit U	Inder a Common Name	
Upon	(NAME OF (CORPORATION, LIMITED PARTNE	ERSHIP, ETC.)		, by
(a) delivering such true copy, pers					
(a) delivering such true copy, pers					
(b) leaving such true copy with					
office of					
(Specify registered agent, office					
at		, on		, at o'clock	M.
EACH OF THE PERSONS, FIRMS AT THE TRUSTEE'S INSTRUCTIONS TO ME II		тн.	2		MED IN
		67	/ //-	Market Control of the	
	SIGNED AND SI	WORN TO before me	9.	20-00	
Contraction of the Contraction o	יני עלוות עלווינים	Jan. 10 octore me			\sim
OFFICE	AL SEAL	<u></u>			,)
W NOTARY PUR	M. LYMAN LIC - GREGON	Notary Public fo	or Oregon		لسامن
MY COMMISSION EXPIRES J	INII 79RE10 /A	My commission	expires Qu	J 3, 200f	
Contract of the same of the sa	717. UU, ZUU4 (f)	•	· <i>V</i>	' 1	

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, an incapacitated person, or tenant(s) of a mail agent. See ORCP 7 D(2) and 7 D(3) for permissible service methods with respect to particular parties. Also, an attorney who serves the Notice of Sale by mail, in accordance with law, should delete ", or attorney for," from the first paragraph above before this document is recorded.

ON

TRUSTEE'S	NOTICE	OE CALE	

IRUSIEE'S NOTICE OF SALE	_
Reference is made to that certain trust deed made by MIKE L. REYNOLDS AND JENA REYNOLDS PIK	Ε,
KLAMATH COUNTY TITLE COMPANY NKA FIRST AMERICAN TITLE INSURANCE COMPANY , as	trustee
n favor of CYRUS L. SMITH AND NELL E. SIMTH	ticiary.
n favor of CYRUS L. SMITH AND NELL E. SIMTH , as bendlated JUNE 15, 1994, recorded JUNE 17 , 1994, in the mortgage recorded	ords of
KLAMATH County, Oregon, in book/reel/volume No. M94 at page 19103	, or
Ж ұмы/ұны/анығынын қ/аныхылых/амынныкм ыххххххххххххххххххж ыны жы х ылы жы), covering the following descrit	ed real
property situated in said county and state, to-wit:	

SEE EXHIBIT "A" ATTACHED

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:

DELINQUENT MONTHLY PAYMENTS IN THE TOTAL AMOUNT OF \$7,246.90

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:

AS OF SEPTEMBER 8. 2000

PRINCIPAL & INTEREST: \$168,007.26 TRUSTEE'S SALE GUARANTEE: \$617.50 ATTORNEY'S FEES: \$904.50 TOTAL: \$169,581.26 RECORDING FEES: \$52.00 WHEREFORE, notice hereby is given that the undersigned trustee will on JANUARY 25, 2000 XMX, at the hour of 10 o'clock,	AS OF SEPTEMBER 8, 2000	•		
RECORDING FEES: ### WHEREFORE, notice hereby is given that the undersigned trustee will on JANUARY 25, 2000 #### A. M., in accord with the standard of time established by ORS 187.110, at THE FRONT STEPS OF THE GOVERNMENT CENTER, 305 MAIN STREET in the City of KLAMATH FALLS		\$168,007.26	TRUSTEE'S SALE	GUARANTEE: \$617.50
RECORDING FEES: WHEREFORE, notice hereby is given that the undersigned trustee will on JANUARY 25, 2000 ALL THE FRONT STEPS OF THE GOVERNMENT CENTER, 305 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 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 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 SEPTEMBER \$\infty\$ 2000 \$\infty\$ SERVE: If the foregoing is a copyy to be served pursuant to ORS 86.790(1), fill in opposite		, ,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	TOTAL:	\$169,581.26
at the hour of 10 o'clock, AM., in accord with the standard of time established by ORS 187.110, at THE FRONT STEPS OF THE GOVERNMENT CENTER, 305 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 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 recessary to cure the default, by paying all costs and expenses actually incurred in enforcing the performance recessary 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. **Trustee** SERVE: Attorney for said Trustee** Attorney for said Trustee** If the foregoing is a copy to be served pursuant to ORS 86.790 (1), fill in opposite**	RECORDING FEES:	\$ 52.00	. IANIIARY	
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, to gether 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 live 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 tees 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 SEPTEMBER \$\int \text{PORS 86.750 (h)} fill in opposite Attorney for said Trustee If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite	at the hour of 10 o'clock	A. M. L. second with	the dead of the same	
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auction to the highest bidder for cash the interest in the said described real property which the grantor 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 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** SEPTEMBER** \$2000**, **IXXXX**.* **JERR** M. MOLATORE** **If the foregoing is a complete and exact copy of the original trustee's notice of sale.* **Attorney for said Trustee** If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite**	in the City of KLAMATH FALLS	, County ofKL	AMATH Sta	te of Oregon, sell at public
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Is turther given that any person named in ORS 86.753 has the right, at any time prior to live 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 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 SEPTEMBER \$\infty 2000 \mathbb{YXXX} \. \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	obligations thereby secured and the cost	s and expenses of sale	includiné a reasonable chai	, to satisfy the foregoing
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detault 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 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 SEPTEMBER SEPTEMBER September 1 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	last set for the sale, to have this foreclos	sure proceeding dismiss	sed and the trust deed reins	tated by payment to the
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DATED SEPTEMBER /S 2000 JEXXX. JERRY M. MOLATORE 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: SERVE:	to the grantor as well as any other person	i owing an obligation, ti	he performance of which is so	ecured by said trust deed.
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State of Oregon, County of KLAMATH	•	JE		
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If the foregoing is a copy to be served pursuant to ORS 86.750(1), fill in opposite Attorney for said Trustee SERVE:		am the atternar or at	(of the otto for the ot-	
If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite	the foregoing is a complete and exact co	py of the original trust	ee's notice of sale.	ve named trustee and that
If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite				
If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite		*******	A 44	1 m
ORS 86.740 or ORS 86.750(1), fill in opposite			Attorney for said	1 I rustee
ORS 86.740 or ORS 86.750(1), fill in opposite	If the foregoing is a copy to be served pursuant t	SERVE:		
	ORS 86.740 or ORS 86.750(1), fill in opposite the name and address of party to be served.			

EXHIBIT "A" DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon.

PARCEL 1:

Beginning at a point on the Southerly side of Front Street, said point described as being situate South 14°27' East 496.7 feet; thence South 58°41' East 374.3 feet; and thence South 39°31' East 147.5 feet from the Southeasterly corner of Lot 92 in Block 3, First Addition to Buena Vista Addition to the City of Klamath Falls, Oregon; thence from the point of beginning herein described, South 39°31' East, along the Southwesterl line of Front Street, 152.5 feet to a point; thence South 52°35' East, along the Southwesterly line of Front Street, 50 feet to a point; thence South 37°25' West to the shore of Upper Klamath Lake; thence Northwesterly along said shore of Upper Klamath Lake to a point which bears South 45°41' West from the point of beginning; thence North 45°41' East to the point of beginning; being a portion of Lot 10, Section 30, Township 38 South, Range 9 East of the Willamette Meridian.

PARCEL 2:

Beginning at a point on the Southerly side of Front Street, Buena Vista Addition to The City of Klamath Falls, Oregon, said point being situate South 14°27' East 496.7 feet thence South 58°41' East 374.3 feet; thence South 39°31' East 300.0 feet; and thence South 52°35' East 50.0 feet from the Southeasterly corner of Lot 92 Block 3, First Addition to Buena Vista Addition to the City of Klamath Falls, Oregon; thence from said point of beginning herein described, South 52°35' East, along the Southwesterly line of Front Street, 50.0 feet to a point; thence South 37°25' West 50 feet, more or less, to the shore of Upper Klamath Lake; thence Northwesterly along said shore of Upper Klamath Lake to a point which bears South 37°25' West from the point of beginning thence North 37°25' East 65 feet, more or less to the point of beginning, being a porti of Lot 10, Section 30, Township 38 South, Range 9 East of the Willamette Meridian.

And

Beginning at a point on the Southerly line of Front Street which is 399.0 feet westerly along said southerly line from the west line of Lot 27, Block 41, Buena Vista Addition to the City of Klamath Falls, extended southerly; said beginning point also being the northwest corner of parcel described in that certain Easement Deed from Klamath Falls Land and Transportation Co., to J. T. Totton and H. E. Hansberry, recorded in Volume 21 page 195, Deed Records of Klamath County, Oregon; thence southerly along the westerly line of last mentioned parcel to the shoreline of Upper Klamath Lake; thence westerly along said shoreline to the southeasterly corner of parcel conveyed to Hugh B. Currin, et ux by Deed recorded December 30, 1958, in Volume 308 page 256, Deed Records of Klamath County, Oregon; thence along the southeasterly line of last mentioned parcel North 37°25' East a distance of 50.0 feet, more or less, to the southerly line of Front Street; thence South 52°35' East along said southerly line a distance of 60.0 feet to the point of beginning.

NS	COAM	PT COPY OF THE ONLY		659 🕮
NOTICE OF DEFAULT AND ELECTION TO SELL	ATTO	CT COPY OF THE ORIGINAL	SEP 11 PM 2:	02
PE: Trust Dood from MIKE L. REYNOLDS and JENA REY PIKE	NOLDS	EY FOR Truster	Vol <u>M00</u> Pa	ge_33146
KLAMATH COUNTY TITLE COMPANY FIRST AMERICAN TITLE INSURANC COMPANY	E	SPACE RESERVED FOR RECORDER'S USE		
After recording, return to (Name, Address, ZIp): JERRY M. MOLATORE 426 Main Street Klamath Falls OR 97601	Trustee			
	2877			
Reference is made to that certain trus husband and wife KLAMATH COUNTY TITLE COMPANY				00 000000 10
in favor of CYRUS L. SMITH and NE dated June 15, 199	LL E. SMI	ITH d June 17	1994	as beneficiary,
Klamath County, Oreg	on, i xxixxik /	kwi/volume NoM94	at page _19103	and/or as
situated in the above-mentioned county and s		,	•	,

See attached Exhibit A

The undersigned hereby certifies that no assignments of the trust deed by the trustee or by the beneficiary and no appointments of a successor trustee have been made, except as recorded in the Records of the county or counties in which the abovedescribed real property is situated. Further, no action has been instituted to recover the debt, or any part thereof, now remaining secured by the trust deed, or, if such action has been instituted, such action has been dismissed except as permitted by ORS 86.735(4).

There is a default by grantor or other person owing an obligation, performance of which is secured by the trust deed, or by the successor in interest, with respect to provisions therein which authorize sale in the event of default of such provision. The default for which foreclosure is made is grantor's failure to pay when due the following sums:

Delinquent monthly payments in the total amount of \$7,246.90

By reason of the default, the beneficiary has declared all sums owing on the obligation secured by the trust deed immediately due and payable, those sums being the following, to-wit:

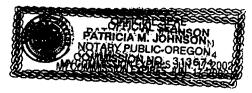
Principal and Interest: \$168,007.26 Attorney's Fees: 904.50 Recording Fees: 52.00 Trustee's Sale Guarantee: 617.50 TOTAL:

\$169,581.26

(OVER)



Notice hereby is given that the beneficiary and trustee, by reason of the default, have elected and do hereby elect to foreclose the trust deed by advertisement and sale pursuant to ORS 86.705 to 86.795, and to cause to be sold at public auction to the highest bidder for cash the interest in the described property which grantor had, or had the power to convey, at the time of the execution by grantor of the trust deed, together with any interest grantor or grantor's successor in interest acquired after the execution of the trust deed, to satisfy the obligations secured by the trust deed and the expenses of the sale, including the compensations of the trustee as provided by law, and the reasonable fees of trustee's attorneys. The sale will be held at the hour of 10 o'clock, A.M., in accord with the standard of time established by ORS 187.110 on January 25 , \$2001 at the following place: Front steps of the Government Center, 305 Main Street in the City of Klamath Falls County of Klamath _____, State of Oregon, which is the hour, date and place last set for the sale. Other than as shown of record, neither the beneficiary nor the trustee has any actual notice of any person having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the interest of the trustee in the trust deed, or of any successor in interest to grantor or of any lessee or other person in possession of or occupying the property, except; Name and Last Known Address Nature of Right, Lien or Interest NONE NONE 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 the 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 fees not exceeding the amounts provided by 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 the trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any. September Dated __ JÉRMY M. MOLATORE ▼ Trustee □ Beneficiary (indicate which) STATE OF OREGON, County of Klamath ss. This instrument was acknowledged before me on September KX 2000 by Jerry M. Molatore This instrument was acknowledged before me on ______, 19 ____, Notary Public for Oregon



OFFICIAL SEAL PATRICIA M. JOHNSON NOTARY PUBLIC-OREGON COMMISSION NO. 313674 MY COMMISSION EXPIRES JUN. 17, 2002

My commission expires ____



In the Circuit Court of the State of Oregon

For the County	/ OI
JERRY M. MOLATORE	Case No
Successor Trustee, PHAKEPHAR	, 经长, NOTICE OF SUBSTITUTED
JENA REYNOLDS PIKE	UPON TENANT(S) OF A MAIL AGENT*
Grantor, Detendant Respons	
TO: JENA REYNOLDS PIKE, 1148 From	nt Street, Klamath Falls, Oregon 97601
You are hereby notified that you have been served.	Trustee's Notice of Sale and Notice with a Sukking and **
hereto and enclosed herewith.	ments) in the above-titled court and cause, a true copy of which is attached
Service was made by delivering a true copy of 1148 Front Street, Klamath Falls to Mike L. Reynolds	of the documents at your dwelling or usual place of abode, to-wit: Oregon, 97601 , who is a person fourteen years of age or older and a person, at 9:06 o'clock A.M.
member of your household, on September 20	, 2000 , at 9:06 o'clock A.M.
	OR cuments with, you maintain for the conduct of your business at
on, during	g normal working hours, at o'clockM.
a person apparently in charge of	
	SIGNATURE OF ATTORNEY/AUTHOR FOR PLAINTIFF/PETITIONER
	JERRY M. MOLATORE 70099 ATTORNEYS AUTHOR'S NAME (TYPE OR PRINTED) BAR NO. (IF ANY) 426 Main Street
	426 Main Street
	ADORESS
	Klamath Falls OR 97601 (541) 884-773
	CITY STATE ZIP PHONE
	TRIAL ATTORNEY IF OTHER THAN ABOVE (TYPED OR PRINTED) BAR NO. (OVER)
ORCP 7 D(2) requires this notice and its enclosures be sent by first class mail. Specify: Complaint, Third Party Complaint, Petition for Dissolution of Marriage, DIBLISHED'S NOTE: A copy of the documents saved by substituted service should	

AFFIDAVIT OF MAILING

STATE OF OREGON, County of Klamath) ss.
l Patricia Jóhnson	being first duly sworn, depose, say and certify that:
I mailed an original Notice of Substituted or Of	ffice Service or Notice of Service Upon Tenant(s) of a Mail Agent, an exact
and complete copy of which appears on the reverse, together	ether with a true copy of the documents referred to therein and attached here- complete copy of the originals thereof by Jerry M. Molatore storney for the* Beneficiaries , to the
to, which documents were certified to be an exact and o	complete copy of the originals thereof by Jerry M. Molatore
, at	ttorney for the* Beneficiaries, to the
person and to the address first appearing on page one o	f this notice.
The Notice set forth on page one and true copie	s of the documents were placed in a sealed envelope with first class postage
thereon fully prepaid, and deposited by me in the Un September 22, 2000 , address	s of the documents were placed in a sealed envelope with first class postage nited States Post Office at <u>Klamath Falls</u> , Oregon, on ssed as aforesaid.
	Vatrein Johns
SUBSCRIBED AND	SWORN TO before me on September 22, 2000
(CCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCC	march and harman
OFFICIAL SEAL 9 MARCIE M. LYMAN 9 NOTARY PUBLIC - OREGON 9	Notary Public for Oregon My commission expires 3 3 004
COMMISSION NO. 328512 MY COMMISSION EXPIRES JAN. 03, 2004	,

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#3607

aforesaid county and state; that the
Lega1#3607
Trustee's Notice of Sale
Mike L. Reynolds
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: November 12, 19, 26, 2000
December 3, 2000
·u
Total Cost: \$972.00
Day 2 well
Subscribed and sworn before me this 3rd December 20 00
Dehia a Supple

My commission expires

Notary Public of Oregon

March 15 20 04

OFFICIAL SEAL

DEBRA A. GRIBBLE
NOTARY PUBLIC - OREGON
COMMISSION NO. 332580
MY COMMISSION EXPIRES MARCH 15, 2004

RUSTEE'S NOTICE FIRST AMERICANIT INSURAN COMPANY, as trustee, in favor of CYRUS INTERPORT OF CONTROL INTERPORT OF THE CONTROL 1994, in the mortgage county, Oregon, in book/reel/volume No. M94 at page 19103, or, covering the following described real property situated in said county and state, to-wite PROPERTY The following described real property situate in Klamath County, Che gon.
PARCEL 1:
Beginning at a point of the Souther lysiside of Front Street; sid point described is being attended to the South 14.27. End 496.7 feet; thence South 58,41' East 374.3 feet and thence South 39 and thence South 59 at 147.5 feet; from the South Southeasterly corner of the South Southeasterly corner of the South Southeasterly corner of the Southeasterly to the point of be saining, beginning, beginning portion of Lotalo, Section 36, Township 38 South, Range, 9 East of the Mallamette Meridians to the point of be-Southeasterly corner d Lot 92 in Block 3, Addition to Buena V Addition to the City Klamath Fails Oregon thence from of beginnin Beginning at a point of the South Street; which is 190 feet, westerly along said southerly

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and the Westerly line
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in real property to the colligations of the colligations of the colligations of the colling of t

TRUSTEE'S SALE

TOTAL \$169,581.26 WHEREFORE, notice hereby is given that the undersigned trustee will on JANU-ARY 25, 2000 at the hour of 10 o'clock, A.M. nour of 10.0 clock, A.M.
In accord with the
standard of time established by ORS 187.110,
at THE FRONT STEPS
OF THE GOVERNMENT CENTER 305
MAIN STREET in the
city of KLAMATH
FALLS, County of KLAMATH State of Oregen, sell at public auction to the highest blader for cash the interest in the said described real property
which the grantor had
at had power to convey
the sime of the metron by granton of
the light bladed togethwhite him in the services of the
defend of six cessors in
defens acquired after
the execution of said , in accord with the the sexecution of said trusts deed; to satisfy the foregoing obliga-tions the reby secured fands the costs and ex-penses of a self-includ-ing a smaller change and rusee Notice is acting plant hat say

tion of the principal as would not then be sue had no default oc-curred) and by curing any other default com-plained of herein that is capable of being cured by tendering the per-formance required under the onlygation of trust deed, and in addition to paying said sums or fendering 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. or tendering the perfor-

civides: the pivral, the word-grantor includes any, successor in interest to the Surantor as well assamptiother persent owing an obligation, the deperformance of which, is in succeed, by add drust deed, and the words. Trust deed, and the

is a complete and much copy of the foriginal trustee's notice of sale. Afterney for said Trus-

#3607 November 12, 19, 26, 2000 December 3, 2006

Barry Mary Commission (1997)

AFFIDAVIT OF MAILING NOTICE TO VACATE

REYNOLDS FORECLOSURE SALE DATE: January 25, 2001 @ 10:00 a.m.

STATE OF OREGON) ss.
County of Klamath)

I, PATRICIA M. JOHNSON, depose and say:

That I mailed a letter Notice to Vacate to the tenants as follows:

Mike Reynolds and All Occupants of the Property at 1148 Front Street Klamath Falls OR 97601 Jena Reynolds Pike
All Occupants of the Property at
1148 Front Street
Klamath Falls OR 97601

Mike Reynolds
Jena Reynolds Pike and
All Occupants of the Property at
1148 Front Street
Klamath Falls OR 97601

by mailing First Class and Certified Mail with Return Receipt Requested to each said person a true copy thereof, contained in a sealed envelope, with postage paid, addressed to each said person at their last known address, and deposited in the post office at Klamath Falls, Oregon, on this 27th day of December, 2000.

PATRICIA M. JOHNSON

SUBSCRIBED AND SWORN to before me this ____7 day of December, 2000.

OFFICIAL SEAL
MARCIE M. LYMAN
NOTARY PUBLIC - OREGON
COMMISSION NO. 328512
MY COMMISSION EXPIRES JAN. 03, 2004

Notary Public for Oregon

My Commission Expires:

JERRY M. MOLATORE Attorney at Law

426 Main Street Klamath Falls, OR 97601-6084

(541) 884-7731 FAX (541) 882-9828

Certified Mail with Return Receipt Requested and First Class Mail

December 27, 2000

Mike Reynolds Jena Reynolds Pike and All Occupants of the Property at 1148 Front Street Klamath Falls OR 97601

> RE: NOTICE TO VACATE PREMISES

Dear Mr. Reynolds, Mrs. Reynolds Pike and All Occupants of the Property Known as 1148 Front Street, Klamath Falls Oregon 97601:

You are aware that I represent Cyrus Smith regarding foreclosure of the trust deed on the property located at 1148 Front Street. The foreclosure sale has been set for January 25, 2001. You are hereby notified that Mr. Smith, or a buyer at the sale, will be entitled to possession of the property on the 10th day following the sale. Mr. Smith, or a buyer at the sale, intends to remove all occupants of the property immediately upon their entitlement to possession.

truly yours,

JERRY M. MOLATORE

JMM:pmi

cc: Cy Smith

State of Oregon, County of Klamath Recorded 01/08/01, at //://a · m. In Vol. M01 Page 649 Linda Smith,

County Clerk Fee\$ //6"