

After Recording Return To:

Glenn H. Prohaska
4425 SW Corbett Avenue
Portland, Oregon 97201

Vol MQ1 Page 16904

State of Oregon, County of Klamath
Recorded 04/18/01, at 3:21 p m.
In Vol. M01 Page 16904
Linda Smith,
County Clerk Fee \$ 21⁰⁰-

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NOTICE OF DEFAULT AND ELECTION TO SELL

Reference is made to that certain trust deed made by **Craig A. Chase and Leslie B. Chase**, as grantor(s), Nancy L. Peterson, as trustee, in favor of Conseco Finance Servicing Corp. (fka Green Tree Financial Servicing Corporation), as beneficiary, dated July 30, 1998, recorded August 5, 1998, in the mortgage records of Klamath County, Oregon, as Fee No. Vol. M98, Page 28745, Instrument No. 63982, covering the following described real property situated in the above-mentioned county and state, to-wit:

Lot 13 of EVERGREEN MEADOWS - TRACT 1302, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon

The undersigned, Glenn H. Prohaska, 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 mortgage records of the county or counties in which the above-described real property is situated, further, that no action has been instituted to recover action has been dismissed except as permitted by ORS 86.735(4).

There is a default by the grantor or other person owing an obligation, the 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:

\$ 1,353.18 Total delinquent monthly payments and late chgs. due as of 1/24/01
\$ 1,353.18 **TOTAL AMOUNT REQUIRED TO REINSTATE AS OF 1/24/01**

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:

\$ 95,856.34 Principal balance of loan
\$ 95,856.34 **TOTAL AMOUNT DUE AS OF 1/24/01**

RE: Trust Deed from Craig A. Chase and Leslie B. Chase, GRANTOR(s)
TO: Glenn H. Prohaska, SUCCESSOR TRUSTEE

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 the grantor had, or had the power to convey, at the time of the execution by grantor of the trust deed, together with any interest the 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.