Vol. MQ1 Page 40608

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RECORDED AT THE REQUEST OF AND AFTER RECORDING RETURN TO:

H&L Services, Inc., Trustee 1111 Third Avenue, #3400 Seattle, WA 98101

VANDONK 91850-001134 K56730

AFFIDAVIT OF MAILING - TRUSTEE'S NOTICE OF SALE

STATE OF WASHINGTON)) ss
COUNTY OF KING)

I, Kristine Tibin, 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 Washington, 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 made by RICHARD F. VANDONK AND KAREN A. VANDONK, HUSBAND AND WIFE as grantor, to KLAMATH COUNTY TITLE COMPANY, a OREGON CORPORATION as Trustee, in favor of WASHINGTON MUTUAL BANK, a WASHINGTON CORPORATION, as beneficiary, dated October 15, 1997, and recorded October 21, 1997, in the mortgage records of Klamath County, Oregon, as Fee No. Volume M97, Page 34539, and covers the real property described in the attached 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

OCCUPANTS RICHARD F. VANDONK MRS. RICHARD F. VANDONK KAREN A. VANDONK JOHN DOE VANDONK

500 SKI HILL LANE CHEMULT, OR 97731

RICHARD F. VANDONK MRS. RICHARD F. VANDONK KAREN A. VANDONK JOHN DOE VANDONK

PO BOX 191 CHEMULT, OR 97731

RICHARD F. VANDONK **CASE NO. 99-3286CV AND**

PO BOX 191 CHEMULT, OR 97731

00-421CV

HC 30 BOX 118 CHEMULT, OR 97731

MARK RUNNELS CASE NO. 99-3286CV

419 MAIN ST. KLAMATH FALLS, OR 97601

DANIEL MILLER C/O SCOTT D. MACARTHUR CASE NO. 00-1004 CV

280 MAIN ST. KLAMATH FALLS, OR 97601

WALLACE ELECTRIC CASE NO. 00-1025CV

4382 VERNON LP. NE **SALEM, OR 97305**

RENA J. VANDONK CASE NO. 00421CV HC 30 BOX 118 CHEMULT, OR 97731

RENA J. VANDONK AND RICHARD J. VANDONK C/O BLAIR M. HENDERSON CASE NO. 00421CV 426 MAIN ST. KLAMATH FALLS, OR 97601

PROVIDIAN NATIONAL BANK

PO BOX 9053

CASE NO. 00-1380CV

PLEASANTON, CA 94566

KENNETH E. ANDERSON CASE NO. 00-1380CV

1737 NE BROADWAY PORTLAND, OR 97232

STATE OF OREGON COUNTY OF KLAMATH WARRANT NO. 994121500 305 MAIN ST.

KLAMATH FALLS, OR 97601

The above 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 Steven G. Jones, attorney for the trustee named in the notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in a United States post office at Seattle, Washington, on April 17,2001 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 the notices was/were 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.

(Affiant)

Subscribed and sworn to before me this 17th day of

fred 1./18

Christopher S. Ashcraft

Notary Public in and for the State of

2001

Washington, residing at: Seattle My Commission Expires: 3/9/02

©1991, H&L SERVICES, INC. ALL RIGHTS RESERVED

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OPHEH S TO TO THE STATE OF NOTARY RESTORATED TO THE STATE OF NASHINGTON ASHINGTON ASHI

RECORDED AT THE REQUEST OF AND AFTER RECORDING RETURN TO:

H&L Services, Inc., Trustee 1111 Third Avenue, #3400 Seattle, WA 98101

VANDONK 91850-001134

WE ARE A DEBT COLLECTOR. THIS COMMUNICATION IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

If within thirty (30) days you give notice to the undersigned, in writing, that the debt referred to, or any portion of it, is disputed, a verification of such debt will be mailed to you. Also, if request is made within said thirty (30) days and in writing, you will be provided with the name and address of the original creditor, if other than the present creditor shown. Unless within thirty (30) days, notice is received that the debt, or some portion of it is disputed, it will be assumed by the undersigned to be valid. The purpose of this notice is to collect the indebtedness due, or in the alternative, to repossess the property which is the security of said debt.

As of the date of this Trustee's Notice of Sale, you owe \$3,766.26 (the amount due), as stated below. Because of interest, late charges, and other charges that may vary from day to day, the amount due on the day you pay may be greater, and you may owe the amount of any monthly or other payments and late charges which may fall due after the date of this Trustee's Notice of Sale. For further information, or for an updated figure, write the undersigned or call us at (206) 386-5470.

The creditor to whom this amount is owed is Washington Mutual Bank.

THE INFORMATION ABOVE IS PROVIDED IN COMPLIANCE WITH THE FEDERAL FAIR DEBT COLLECTION PRACTICES ACT.

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by RICHARD F. VANDONK AND KAREN A. VANDONK, HUSBAND AND WIFE, as grantor, to KLAMATH COUNTY TITLE COMPANY, a OREGON CORPORATION, as trustee, in favor of WASHINGTON MUTUAL BANK, a WASHINGTON CORPORATION, as beneficiary, dated October 15, 1997, recorded October 21, 1997, in the mortgage records of Klamath County, Oregon, as Fee No. Volume M97, Page 34539, covering the following described real property situated in Klamath County, Oregon, to-wit:

SEE APPENDED LEGAL DESCRIPTION

commonly known as: 500 SKI HILL LANE, CHEMULT, OR 97731

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 86.753(3); the default for which the foreclosure is made is grantor's failure to pay when due the following sums:

Failure to pay the following past due amounts, which are in arrears:

MONTHLY PAYMENTS:

4 monthly payments at \$907.53 each; (December 21, 2000 through April 4, 2001.)

\$3,630.12

LATE CHARGES:

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3 late charges of \$45.38 for each monthly payment not made within 15 days of its due date.

136.14

TOTAL MONTHLY PAYMENTS AND LATE CHARGES:

\$3,766.26

Estimated delinquent real property taxes due for "1997-2001" (plus interest and penalties) \$2,547.39.

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

\$93,713.67 Principal Balance; plus interest thereon at the rate of 12.00% from November 21, 2000 until paid; plus late charges of \$136.14 through April 4, 2001; plus \$45.38 for every month thereafter the regular payment is more than 15 days late; plus property inspection(s); plus unpaid real property taxes; plus any reserve account shortage; less any unapplied funds; plus all sums expended by beneficiary to protect is interest during the pendency of this proceeding.

WHEREFORE, notice hereby is given that the undersigned trustee will on August 17, 2001, at the hour of 10:00 o'clock, A.M., in accordance with the standard of time established by ORS 187.110, at the front entrance of the Klamath County Courthouse, 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 trust deed, together with any interest which the grantor or the grantor's successors in interest acquired after the execution of grantor of the 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 the 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: April 4, 2001.

Steven G. Jones, Successor Trustee C/O H&L SERVICES, INC.

1111 THIRD AVENUE, #3400 Seattle, Washington 98104-7006

(206) 386-5470

STATE OF WASHINGTON) ss

COUNTY OF KING

I, the undersigned, certify that I am the attorney or one of the attorneys for the above named successor trustee and that the foregoing is a complete and exact copy of the original trustee's notice of sale.

FOSTER-PERPER & SHEFELMAN PLLC

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Paul V. Rieke Attorney for Successor Trustee

EXHIBIT "A"

DESCRIPTION OF PROPERTY

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

Beginning at the S.E. Corner of Section 20, T 27S, R. 8E. W.M., said point being marked by a 1982 Brass Cap; thence N 89°47'21" W. along the South line of Section 20, 1315.77 feet to the East 1/16 corner, said point being marked by a 5/8" iron pin; thence N 0°07'59" E. 2643.75' to the C.E. 1/16 corner; said point being marked by a 5/8" iron pin; thence S 89°46'16" E. along the East-West centerline of Section 20, 726.62' to a point marked by a 5/8" iron pin; thence South 749.36' to a point marked by a 5/8" iron pin; thence South 749.36' to a point marked by a 5/8" iron pin; thence South, along the East line of Section 20, said point being marked by a 5/8" iron pin; thence South, along the East line of Section 20, 144.62' to a point marked by a 5/8" iron pin; thence N 56°56'20" W. 155.11 to a point marked by a 5/8" iron pin; thence South 1130.32' to a point marked by a 5/8" iron pin; thence East, 583.00' to a point on the East line of Section 20, said point being marked by a 5/8" iron pin; thence South, along the East line of Section 20, said point being marked by a 5/8" iron pin; thence South, along the East line of Section 20, 706.00' to the point of beginning, all in Klamath County, Oregon.

THE PROPERTY INCLUDES A 1996 26 x 44 MOBILE HOME, MANUFACTURER FUQUA, MODEL DESERT CLASSIC, SERIAL NUMBER 14239. THE MOBILE HOME SHALL BE PERMANENTLY AFFIXED TO THE REAL ESTATE AND NOT SEVERED OR REMOVED THEREFROM WITHOUT THE PRIOR WRITTEN CONSENT OF THE BENEFICIARY. TOGETHER WITH ALL PERSONAL PROPERTY WHICH IS NOW OR MAY HEREAFTER BE ATTACHED TO, LOCATED IN OR USED OR INTENDED TO BE USED IN CONNECTION THEREWITH (COLLECTIVELY "THE PROPERTY").

PROOF OF SERVICE JEFFERSON STATE ADJUSTERS

40614

STATE OF OREGON Klamatt		_ COURT	CASE NO.	
I hereby certify that I served the foregoing in copies or original, certified to be such by the				livering or leaving true
□ Summons & Complaint □ Summons & Petition □ Orde □ Notice of Small Claims □ Complete □ Notice of Small Claims □ Complete □ Notice of □ Summons & Petition □ Orde □ Notice of □ Orde □ Notice of □ Orde □ Or	ment r	☐ Small Claim ☐ Affidavit ☐ Decree ☐ Order to Show Caus		☐ Answer ☐ Letter ☐ Citation ☐ Subpoena
For the within named: Occupan	ts of 500 hemult, 0	Shi Hill L R 97731	ane	
PERSONALLY SERVED: Original or				
a person over the age of 14 who residence of 1	des at the place of al	oode of the within na	med at said abod	e shown below for:
☐ OFFICE SERVICE: At the office whice leaving such true copy or Original with				•
SERVICE ON CORPORATIONS, LIM SUIT UNDER A COMMON NAME. Upon				ATIONS SUBJECT TO ersonally and in person,
to:	wh	o is a/the		thereof or
(b) leaving such true copy with				
		no is a/the		thereof.
OTHER METHOD:	By leaving	an Original or True C	opy with	
□ NOT FOUND: I certify that I received and diligent search and inquiry, I here	eby return that I have		the within named	I respondent,
500 Shi Hill La	ne			
ADDRESS OF SERVICE Chemalt	STREET	Orego	UNIT / AP	7./SPC# 9773/
I further certify that I am a competent person that I am not a party to nor an officer, directo or corporation served by me is the identical party I/L. 2001	or, or employee of nor a person, firm, or corpora	ttorney for any party, co	orporation or otherw	
DATE OF SERVICE or not found PRINTED IN OREGON	T a.m. □ p.m. TIME OF SERVICE	Dave Shuc	SIGNATURE	TEK 212

JEFFERSON STATE ADJUSTERS 1135 Pine Street Klamath Falls OR 97601

AFFIDAVIT OF MAILING

STATE OF OREGON COUNTY OF KLAMATH

Case Number:

TRUSTEE'S NOTICE

Trustee:

H & L SERVICES, INC

Grantors for:

Occupants of 500 SKI HILL LANE

CHEMULT OR 97731

I hereby certify that on:

APRIL 18, 2001

I mailed a Certified

true copy of the:

TRUSTEE'S NOTICE

To occupant:

ROGER SUTTON

At the address of:

500 SKI HILL LANE CHEMULT OR 97731

Upon whom substitute service was made on: APRIL 16, 2001

With a statement of the date, time and place at which service was made.

Dated this day:

APRIL 18, 2001

SHEILA GOODMAN

Subscribed and sworn before me this day: April 18, 2001

OFFICIAL SEAL
MARGARET A NIELSEN
NOTARY PUBLIC - OREGON
COMMISSION NO. 333599
MY COMMISSION EXPIRES APRIL 12, 2004

Margaret a. Dielsen NOTARY PUBLIC FOR OREGON

STATE OF OREGON. COUNTY OF KLAMATH

Legal #4206

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

Trustee's Notice of Sale
Richard F. Vandonk
a printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for: (4)
Four
Insertion(s) in the following issues:
July 4, 11, 18, 25, 2001
Total Cost:
\$1336.50
• '
V 1.1.
Subscribed and swom before me this
day of:
July 25, 2001
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Wella A Mubble
Notary Public of Oregon
My commission expires March 15, 2004



Page 1

VANDONK 91850-001134

WE ARE A DEBT COLLECTOR. THIS COMMUNICATION IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OB-TAINED WILL BE USED FOR THAT PURPOSE.

if within thirty (30). days you give notice to the undersigned, in writing, that the debt referred to, or any portion of it, is disputed, a verification of such debt will be mailed to you. Also, if request is made within said thirty (30) days and in writing, you will be provided with the name and address of the original creditor, if other than the present creditor shown. Unless within thirty (30) days, notice is received that the debt, or some portion of it is disputed, it will be assumed by the undersigned to be val-The purpose of

this notice is to collect the indebted-ness due, or in the alternative, to repossess the property which is the security of said debt.

As of the date of this Trustee's Notice of \$3,766.26 amo owe (the due), amount as stated below. Because of interest, late charges, and other charges that may vary from day to day, the amount due on the day you pay may be greater, and you may owe the amount of any monthly or other payments and late charges which may fall due after the date of this Trust-es's Notice of Sale. For further information, or for an updated figure, write the undersigned or call 'Us to (206) 386-5470.

The creditor whom this amount is owed is Washington Mutual Bank.

THE INFORMA- TION ABOVE PROVIDED IN COMPLIANCE WITH THE FED-THE FED-FAIR DEB ERAL COLLECTION PRACTICES ACT.

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TRUSTEE'S NO-TICE OF SALE

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the mortgage records of Klamath
county, Oregon, as
Fee No Volume M97,
Page 34539, covering the following described real property situated in Klamath County, Oregon, to-

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56 degrees 56', 20" W 155.11' to a poin marked by a 5/8 iron pin, thence West 453.00' to West 453.00' to point marked by 5/8" iron pin; thence South 1130.32' to point marked by 5/8" iron pin; thence East, 583.00' to point on the Eas line of Section 20 said point being marked by a 5/8 iron pin; South, alc thenc along th East line of Section 20, 706.00' to the point of beginning tv Oregon.

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TEN CONSENT O THE BENEFICIA TOGETHE WITH ALL PER SONAL PROPERT WHICH IS NOW O MAY HEREAFTE MAY HEREAFIEI BE ATTACHED TO LOCATED IN OF USED OR INTEND ED TO BE USED IN CONNECTION THEREWITH (COL LECTIVELY "THE PROPERTY").

Commonly known as 500 SKI HILL LANE, CHEMULI OR 97731

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obliga-tions secured by tions said trust deed and a notice of default has been recorded pursuant to Oregon Revised States 86.753(3); default for which the foreclosure is made is grantor's failure to pay when due the following sums:

marked by a 5/8" Failure the pay the Iron Pin, thence N following past due

amounts, which are lowing to-wit: in arrears:

MONTHLY PAY-MENTS:

4 monthly payments at \$907.53 each; (De-21, 2000 cember April through 2001). \$3,630.12

LATE CHARGES: 3 late charges of \$45.38 for each monthly payment not made within 15 days of its due date. \$136.14

PAYMENTS AND LATE CHARGES: \$3,766.26

Estimated delinquent real property taxes due for *1997-(plus interest 2001" penalties) and \$2,547.39.

By reason of said default the beneficiary has declared all sums owing on the obligation secure by the trust deed immediately due and payable, said sums being the fol-

\$93,713.67 Principal Balance; plus inter-est thereon at the rate of 12.00% from November 21, 2000 until paid; plus late charges of \$136.14 through April 4, 2001; plus \$45.38 for every month there-after the regular payment is more than 15 days late; plus property inspection(s); plus unpaid real property taxes; plus any reserve account shortage; less any unapplied funds; plus all sums expended by beneficiary to pro-tect is interest during the pendency of this proceeding.

WHEREFORE, notice hereby is given that the undersigned trustee will on August 17, 2001, at the of 10:00 hour o'clock, A.M., in ac-cordance with the standard of time established by ORS 187.110, at the front entrance of the Klamath County CourtStreet, 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 trust deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including a reasonable charge by the trustee. Noby the trustee. No includes the plural, tice is further given the word "grantor" that that any person named in ORS 86.7853 has the right, at any time prior to five days before the date last set for the sale to have this foreclosure proceeddismissed and ing the trust deed rein-

sale, including a In construing this reasonable charge anotice, the singular the word "grantor" includes any successor in interest to the grantor as well as any other person person owing the obligation, the performance of which is secured by said trust deed, and the word "trustee" and "beneficiary" include their respective successors in interest, if any. Dated April 4, 2001. Steven G. Jone Jones, Successor Trustee SERV-TCES, INC. NUE #3400 Seattle, Washington 98104-7006

> State of Washington, County of King), the undersigned, certify that I am the aftorney or one of the attorneys for the -above named suc-cessor trustee and that the foregoing is a complete and exact copy of the origi-nal trustee's notice of sale. & SHEFELMAN FOSTER PEPPER Paul V. Ricke Attorney for Successor Trustee #4206 Ju-Jy 4, 11, 18, 25, 2001.

(206) 386-5470

State of Oregon, County of Klamath Recorded 08/13/01 at 1.53 p. m. In Vol. M01 Page 40608 Linda Smith, Fee\$ 66 County Clerk