

794905 / K5 7116

**RECORDING COVER SHEET FOR
NOTICE OF SALE PROOF OF COMPLIANCE
Per ORS 205.234**

**AFTER RECORDING RETURN TO:
FIRST AMERICAN TITLE INSURANCE COMPANY
400 Countrywide Way SV-35
Simi Valley, CA 93065**

TS No.: 0136656938

1. AFFIDAVIT OF MAILING NOTICE OF SALE
2. AFFIDAVIT OF PUBLICATION NOTICE OF SALE
3. AFFIDAVIT OF SERVICE
4. COPY OF NOTICE OF SALE

Original Grantor on Trust Deed:

DAVID L. OLIVER
PENNY M OLIVER

Beneficiary:

OLYMPIA MORTGAGE CORPORATION

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING, ANY ERRORS CONTAINED IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

K51
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AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF CALIFORNIA, COUNTY OF VENTURA) ss:

I, the undersigned, 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 California, a competent person over the age of eighteen years and not the beneficiary or the beneficiary's successor in interest named in the attached original notice of sale given under the terms of that certain trust deed described in said notice.

I gave notice of 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 address, to-wit:

OR-01-36656938
DAVID L. OLIVER
148729 MABEL DR
CRESCENTOR, OR 97737
7001 0360 0003 1450 0163

OR-01-36656938
PENNY M. OLIVER
148729 MABEL DR
CRESCENTOR, OR 97737
7001 0360 0003 1450 0170

OR-01-36656938
DAVID L. OLIVER
P O BOX 813
GILCHRIST, OR 97737
7001 0360 0003 1450 0187

OR-01-36656938
PENNY M. OLIVER
P O BOX 813
GILCHRIST, OR 97737
7001 0360 0003 1450 0194

OR-01-36656938
DAVID L. OLIVER
PO BOX 736
GILCHRIST, OR 97737
7001 0360 0003 1450 0217

OR-01-36656938
PENNY M. OLIVER
PO BOX 736
GILCHRIST, OR 97737
7001 0360 0003 1450 0224

OR-01-36656938
GREEN TREE FINANCIAL
SERVICING CORPORATION
332 MINNESOTA ST., SUITE 610
ST. PAUL, MN 55101
7001 0360 0003 1450 0231

OR-01-36656938
MIKE BOHANNON
1111 THIRD AVENUE, SUITE 3400
SEATTLE, WA 98101
7001 0360 0003 1450 0248

OR-01-36656938
MIKE BOHANNON
C/O GREEN TREE FINANCIAL
SERVICING CORPORATION
HID - MORTGAGE RECORDING
DEPT.
P.O. BOX 64379
ST. PAUL, MN 55164-9425
7001 0360 0003 1450 0255

OR-01-36656938
DAVID L. OLIVER
MABEL & HACKET DR
LAPINE, OR 97739
7001 0360 0003 1450 0156

OR-01-36656938
PENNY M. OLIVER
MABEL & HACKET DR
LAPINE, OR 97739
7001 0360 0003 1450 0149

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 FIRST AMERICAN TITLE INSURANCE COMPANY, 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 Ventura, CALIFORNIA, on 7/31/01. 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 and at least 120 days before the day fixed in said notice by the trustee for the trustee's sale.

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

Subscribed and sworn to before me on July 31, 2001, by [Signature]

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

RE: Trust Deed from

DAVID L. OLIVER, PENNY M OLIVER

Grantor

to

FIRST AMERICAN TITLE INSURANCE COMPANY,

Trustee

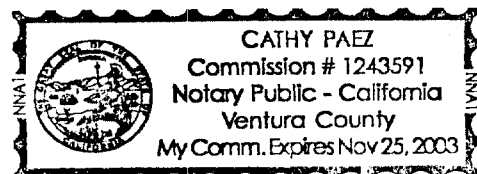
TS No. 0136656938

Notary Public for California

Residing at

My Commission expires:

After Recording return to:
2535 CAMINO DEL RIO S., STE. 200
FIRST AMERICAN TITLE INSURANCE COMPANY
San Diego, CA 92108



AFFIDAVIT OF NON-OCCUPANCY

STATE OF OREGON)
) ss.
County of Klamath)

I, Paul G. Helikson, being first duly sworn, depose and say:

That I am, and have been at all material times hereto, a competent person over the age of eighteen years and a resident of Klamath County, State of Oregon. I am not a party to, an attorney in, or interested in any suit of action involving the property described below.

That on the 22nd day of July, 2001, after personal inspection, I found the following described real property to be unoccupied:

LOT 11 AND 12 IN BLOCK 9 OF 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.

Commonly known as: MABEL & HACKET
 LA PINE, OR 97739

I declare under the penalty of perjury that the above statements are true and correct.



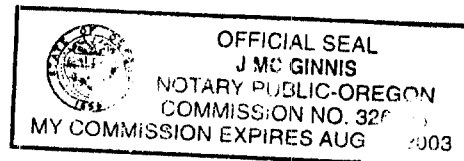
Paul G. Helikson

229496

SUBSCRIBED AND SWORN to before me this 24 day of July, 2001, by Paul G. Helikson.



Notary Public for Oregon



TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by DAVID L. OLIVER AND PENNY M. OLIVER, HUSBAND AND WIFE, as grantor(s), to KLAMATH COUNTY TITLE COMPANY, as trustee, in favor of COMMERCE SECURITY BANK, ITS SUCCESSORS AND/OR ASSIGNS, as beneficiary, dated 09/03/1996, recorded 09/06/1996, in the mortgage records of Klamath County, Oregon, in Reel No. M96 at Page No. 27949 as Recorder's fee/file/instrument/microfilm/reception Number 24451 and subsequently assigned to OLYMPIA MORTGAGE CORPORATION by Assignment recorded 03/25/1997 in Reel No. M97 at Page No. 8782 as Recorder's fee/file/instrument/ microfilm/reception No. 34894 covering the following described real property situated in said county and state, to wit:

LOT 11 AND 12 IN BLOCK 9 OF 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.

PROPERTY ADDRESS: MABEL & HACKET
LAPINE, OR 97739

Both the beneficiary and the trustee have elected to sell the 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: monthly payments of \$945.22 beginning 12/01/2000; plus late charges of \$28.88 each month beginning 12/01/2001 plus prior accrued late charges of \$202.16 payment plus advances of \$16.50; together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

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: \$97,758.28 with interest thereon at the rate of 8.375 percent per annum beginning 11/01/2000 until paid, plus all accrued late charges thereon together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default; and any further sums advanced by the beneficiary for the protection of the above described real property and its interests therein.

WHEREFORE, notice hereby is given that, FIRST AMERICAN TITLE INSURANCE COMPANY, the undersigned trustee will on 11/29/2001 at the hour of 10:00:00 AM in accord with the standard of time established by ORS 187.110, at the following place: inside the 1st floor lobby 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 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 grantor's successors in interest acquired after the execution 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 the trustee's and attorney's fees not exceeding the amounts provided by OSRS 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 7/16, 2001

Teri L Thompson

FIRST AMERICAN TITLE INSURANCE COMPANY

For further information, please contact:

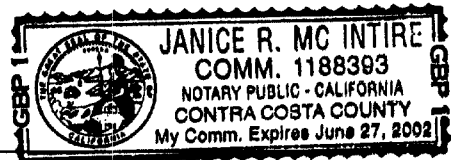
2535 CAMINO DEL RIO S., STE. 200
FIRST AMERICAN TITLE INSURANCE COMPANY
San Diego, CA 92108
TS No. 0136656938
DAVID L. OLIVER
PENNY M OLIVER

STATE OF CALIFORNIA
COUNTY OF Contra Costa) ss.

This instrument was acknowledged before me on 7/16, 2001, by Teri L Thompson
FIRST AMERICAN TITLE INSURANCE COMPANY, as Trustee.

Janice R. McIntire
Notary Public for FIRST AMERICAN
My commission expires: 6/27/2002

(SEAL)



THIS IS AN ATTEMPT TO COLLECT A DEBT AND INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. HOWEVER IF YOU HAVE OR ARE IN THE PROCESS OF OBTAINING DISCHARGE OF THE DEBT FROM A BANKRUPTCY COURT, THIS DOCUMENT IS NOT AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF LIEN RIGHTS AGAINST THE PROPERTY.

Affidavit of Publication

56497

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 # 4288

Notice of Sale

Oliver

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:
August 30, Sept. 6, 13, 20, 2001

Total Cost: \$756.00

Larry L. Wells
Subscribed and sworn
before me on: September 20, 2001

Debra A. Gribble
Notary Public of Oregon

My commission expires March 15, 2004

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by DAVID L. OLIVER AND PENNY M. OLIVER, HUSBAND AND WIFE, as grantor(s), to KLAMATH COUNTY TITLE COMPANY, as trustee, in favor of COMMERCE SECURITY BANK, ITS SUCCESSORS AND/OR ASSIGNS, as beneficiary, dated 09/03/1996, recorded 09/06/1996, in the mortgage records of Klamath County, Oregon, in Reel No. M96 at Page No. 27949 as Recorder's fee/file/instrument/microfilm/reception Number 24451 and subsequently assigned to OLYMPIA MORTGAGE CORPORATION by Assignment recorded 3/25/1997 in Reel No. M97 at Page No. 8782 as Recorder's fee/file/instrument/microfilm/reception No. 34894 covering the following described real property situated in said county and state, to wit: LOT 11 AND 12 IN BLOCK 9 OF 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. PROPERTY ADDRESS: MABEL & HACKET, LAPINE, OR 97739.

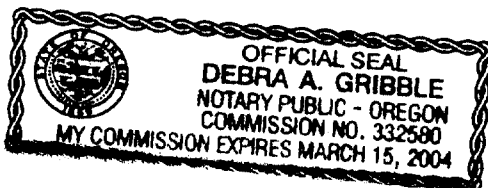
Both the beneficiary and the trustee have elected to sell the real property to satisfy the obligations secured by the trust deed and a notice of default has

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: monthly payments of \$945.22 beginning 12/01/2000; plus late charges of \$28.88 each month beginning 12/01/2001 plus prior accrued late charges of \$202.16 payment plus advances of \$16.50; together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default, and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

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: \$97,758.28 with interest thereon at the rate of 8.375 percent per annum beginning 11/02/2000 until paid, plus all accrued late charges thereon together with title expense, costs, trustee's fees and attorney's fees incurred herein by reason of said default, and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

WHEREFORE, notice hereby is given that FIRST AMERICAN TITLE INSURANCE COMPANY, the undersigned trustee will on 11/29/2001 at the hour of 10:00 AM in

accord with the standard of time established by ORS 187.110, at the following place: inside the 1st floor lobby 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 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 grantor's successors in interest acquired after the execution 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 ex-



56498

penses actually incurred in enforcing the obligation and trust deed, together with the trustee's and attorney's 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 said trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated July 16, 2001.
For further information, please contact:
2535 Camino Del Rio S, STE 200, First American Title Insurance Company, San Diego, CA 92108, TS No. 0136656938, David L. Oliver, Penny M. Oliver.
#4288 August 30, Sept. 6, 13, 20, 2001.

Received
SEP 24 2001
Routh, Crabtree & Fennell

State of Oregon, County of Klamath
Recorded 11/05/01 2:31pm.
In Vol. M01 Page 56492
Linda Smith,
County Clerk Fee\$ 66.00