

After Recording Return To:

Valerie T. Auerbach [KMB]
Farleigh, Wada & Witt, P.C.
121 SW Morrison, Suite 600
Portland, OR 97204

State of Oregon, County of Klamath
Recorded 01/29/2002 3:21 p. m.
Vol M02, Pg 5725-29
Linda Smith, County Clerk
Fee \$ 41.00 # of Pgs 5

'02 JAN 29 PM3:21

mtl SS124

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON)
) ss
County of Multnomah)

I, Susan McGonegal, Secretary at Farleigh, Wada & Witt, being first duly sworn, depose, say and certify that:

At all times mentioned herein, 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 the beneficiary's successor in interest named in the attached original Trustee's Notice of Sale.

I gave notice of the sale of the real property described in the attached Trustee's Notice of Sale by mailing copies 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:

Patricia K. Foster, as Trustee for Holly M. Wiesenborn, as to a 3/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
1700 Gumview, Windsor, CA 95492

Patricia K. Foster, as Trustee for Adam L. Wiesenborn, as to a 3/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
1700 Gumview, Windsor, CA 95492

Patricia K. Foster, as Trustee for Amy E. Foster, as to a 2/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
1700 Gumview, Windsor, CA 95492

Patricia K. Foster, as Trustee for William R.C. Foster, as to a 2/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
1700 Gumview, Windsor, CA 95492

Each of the notices so mailed was a true copy of the original Trustee's Notice of Sale. Each such copy was mailed in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Portland, Oregon on November 15, 2001. With respect to each person listed above, one such notice was mailed by first class mail to the address indicated, and another such notice was mailed by certified mail with return receipt requested. Each such notice was mailed after the Notice of Default and Election to Sell was recorded and at least 120 days before the Trustee conducts the sale.

Wesley McLaughlin

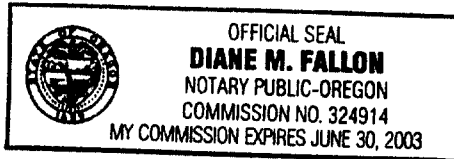
SUBSCRIBED AND SWORN to before me this 15 day of November, 2001.

Diane M. Fallon

Notary Public for Oregon

My Commission Expires:

6/30/03



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AFTER RECORDING RETURN TO:

Kathleen M. Biddle
Farleigh, Wada & Witt, P.C.
121 S.W. Morrison, Suite 600
Portland, OR 97204-1741

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON)
) ss.
County of Multnomah)

I, Kathleen M. Biddle, being first duly sworn, depose, say and certify that:

At all times hereinafter mentioned, I was and am now a resident of Oregon, a competent person over the age of eighteen and not the beneficiary or its successor in interest named in the attached Trustee's Notice of Sale ("Notice") given under the terms of that certain trust deed made, executed, delivered, and dated July 9, 1998, by **David A. Dodge**, as grantor, to **AmeriTitle**, as trustee, in favor of **Forest Products Federal Credit Union**, as beneficiary, recorded on July 24, 1998, in Volume M98, Page 27103, and re-recorded on July 29, 2001, in Volume M98, Page 27717, in the mortgage records of Klamath County, Oregon.

I gave notice of the sale of the real property described in the attached Notice by mailing a true copy thereof by both first class and certified mail with return receipt requested to the following person(s), at their respective last known address(es), as follows:

David A. Dodge, 399 S.W. 1st, Canby, OR 97013;
Patricia K. Foster, as Trustee for Holly M. Wiesenborn, as to a 3/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
27740 Smith Road, Hemet, CA 92545;
Patricia K. Foster, as Trustee for Holly M. Wiesenborn, as to a 3/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
5319 Rexford Way, Santa Rosa, CA 95403;
Patricia K. Foster, as Trustee for Adam L. Wiesenborn, as to a 3/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
27740 Smith Road, Hemet, CA 92545;
Patricia K. Foster, as Trustee for Adam L. Wiesenborn, as to a 3/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
5319 Rexford Way, Santa Rosa, CA 95403;

Patricia K. Foster, as Trustee for Amy E. Foster, as to a 2/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
27740 Smith Road, Hemet, CA 92545;

Patricia K. Foster, as Trustee for Amy E. Foster, as to a 2/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
5319 Rexford Way, Santa Rosa, CA 95403;

Patricia K. Foster, as Trustee for William R.C. Foster, as to a 2/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
27740 Smith Road, Hemet, CA 92545;

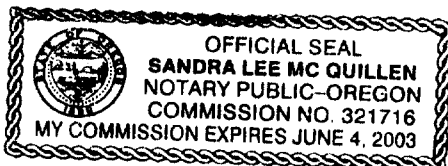
Patricia K. Foster, as Trustee for William R.C. Foster, as to a 2/10 interest,
Under The Testamentary Trust Set Forth in Klamath County Probate File #96-2729 CV,
5319 Rexford Way, Santa Rosa, CA 95403; and

Keno Water Co., Jerry Novak, Chairman, P.O. Box 771, Keno, OR 97627.

Each Notice so mailed was certified to be a true copy of the Notice; each true copy of said Notice was contained in a sealed envelope with postage thereon fully prepaid, and was deposited by our mailroom staff personnel in the United States Post Office at Portland, Oregon, on October 16, 2001.

Kathleen M Biddle
Kathleen M. Biddle

SUBSCRIBED AND SWORN to before me this 16 day of October, 2001.



Sandra Lee McQuillen
Notary Public for Oregon
My Commission Expires: 6-4-2003

TRUSTEE'S NOTICE OF SALE

Reference is made to a certain trust deed ("Trust Deed") made, as follows:

Trust Deed dated July 9, 1998, by **David A. Dodge**, as grantor, to **AmeriTitle**, as trustee, in favor of **Forest Products Federal Credit Union**, as beneficiary, recorded on July 24, 1998, in Volume M98, Page 27103, and re-recorded on July 29, 2001, in Volume M98, Page 27717, in the mortgage records of Klamath County, Oregon.

The Trust Deed covers the following described real property ("Property") situated in said county and state, to-wit:

Lot 4 in Block 32 of TRACT NO. 1084 - FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

There are defaults by the grantor or other person owing an obligation, the performance of which is secured by the Trust Deed, with respect to provisions therein which authorize sale in the event of default of such provision; the defaults for which foreclosure is made is grantor's failure to pay when due the following sums:

Arrearage in the sum of \$6,697.05 as of July 12, 2001, plus additional payments, property expenditures, taxes, liens, assessments, insurance, late fees, attorney's and trustee's fees and costs, and interest due at the time of reinstatement or sale.

By reason of said defaults, the beneficiary has declared all sums owing on the obligations secured by said Trust Deed immediately due and payable, said sums being the following, to-wit:


Payoff in the sum of \$89,661.62 as of July 12, 2001, plus taxes, liens, assessments, property expenditures, insurance, accruing interest, late fees, attorney's and trustee's fees and costs incurred by beneficiary or its assigns.

WHEREFORE, notice hereby is given that the undersigned trustee will on **February 12, 2002, at the hour of 10:00 o'clock, a.m.**, in accord with the standard of time established by ORS 187.110, at the following place: **Main 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 above-described 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 the Trust Deed, to satisfy the 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 sum 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 Deed of Trust, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.


THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

DATED: October 11, 2001.


Valerie T. Auerbach, Successor Trustee

State of Oregon, County of Multnomah ss.

I, the undersigned, certify that the foregoing is a complete and exact copy of the original Trustee's Notice of Sale.


Kathleen Biddle, Paralegal

For further information, contact:
Kathleen Biddle, Paralegal
Farleigh, Wada & Witt, P.C.
121 SW Morrison, Suite 600
Portland, OR 97204
(503) 228-6044; fax (503) 228-1741