

Affidavit of Publication

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 # 4767

Notice of Sale/Johnson

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:
April 22, 29, May 6, 13, 2002

Total Cost: \$810.00

Larry L. Wells
Subscribed and sworn
before me on: May 13, 2002

Debra A. Gribble
Notary Public of Oregon

My commission expires March 15, 2004

TRUSTEE'S
NOTICE OF SALE

Reference is made to that certain Deed of Trust made by JERROLD B. JOHNSON and CAMILLE A. JOHNSON as Grantor, and ASPEN TITLE & ESCROW, INC., as Trustee, in favor of ORAL L. BELL and HELEN BELL TRUSTEES OF THE BELL'S MASTER COLLABORATIVE TRUST DATED MARCH 9, 1994, as Beneficiary, dated October 13, 2000 recorded October 16, 2000 in Vol. M00, Page 37712, Official Records of Klamath County, Oregon covering the following described real property situated in said county and state, to-wit:

Lots 23, 24 and 25, Block 91, Klamath Falls Forest Estates Highway 66 Unit, Plat No. 4, in the County of Klamath, State of Oregon. Code 114 Map 3711-22AO TL 2800. Code 36 Map 3711-22AO TL 2900 & 3000.

The Trustee and Beneficiary have elected to sell said real property to satisfy the obligations secured by the Trust Deed and a Notice of Default has been recorded pursuant to ORS 86.735. The default for which foreclosure is made is Grantor's failure to pay when due the following sums: Failure to pay the August, September, October, November, December, January, February and March payments of \$920.83 each, together with late charges of \$46.04 each, for the first seven months.

By reason of said default, the Benefi-

ciary has declared all sums owing on the obligation secured by said Trust Deed immediately due and payable, said sums being the following, to-wit:

1) Principal amount - \$85,000.00. 2) Interest on principal amount at the rate of 13%, from August 11, 2001, until paid. 3) Late charges of \$46.04 for each month a payment is late. 4) Plus cost of Trustee's foreclosure report. 5) All other costs and expenses actually incurred in enforcing the obligation and trust deed, together with the trustees and attorneys fees not exceeding the amount provided by Oregon Revised Statutes (ORS) 86.753 associated with this foreclosure and any sums expended by beneficiary to protect the property, or its interests therein during the pendency of this proceeding.

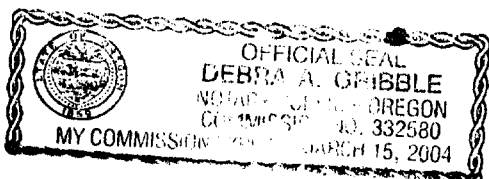
Notice hereby is given that the Beneficiary and Trustee, by reason of said default, have elected and do hereby elect to foreclose said Trust Deed by advertisement and sale pursuant to Oregon Revised Statutes Sections 86.705 to 86.795, and to cause to be sold at public auction to the highest bidder for cash the interest in the said described property which the Grantor had, or had the power to convey, at the time of the execution by him of the Trust Deed, together with any interest the Grantor or his successors-in-interest acquired after the execution of the Trust Deed, to satisfy the obliga-

tions secured by said 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.

Said sale will be held at the hour of 3:00 PM as established by Section 187.110 of Oregon Revised Statutes on August 23, 2002 at the following place: The front steps of the Klamath County Courthouse, 316 Main Street, Klamath Falls, Oregon 97601, which is the hour, date and place fixed by the Trustee for said sale.

Other than as shown of record, neither the said Beneficiary nor the said 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 interests of the Trustee in the Trust Deed, or of any successor-in-interest to the Grantor or of any lessee or other person in possession of or occupying the property, except: 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 Trustee conducts the sale, to have this foreclosure proceeding dismissed and the Trust Deed reinstated by payment to the beneficiary of the entire amount due at the time of cure under the terms of the obligation (other than such portion 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 masculine gender includes the feminine and the neuter, 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: March 26, 2002. By: David B. Parojs, Successor Trustee. Brophy, Mills, Schmor, Gerkjng & Brophy, LLP, 201 West Main, Medford, OR 97501. (541) 772-7123.
#4767 April 22, 29, May 6, 13, 2002.