

State of Oregon, County of Klamath
Recorded 01/21/2003 3:56 p.m.
Vol M03 Pg 03800
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL
or
 TRUSTEE'S NOTICE OF SALE

Reference is made to that Trust Deed wherein Debra A. Free, who acquired title as Debra A. Moore, is grantor; Aspen Title and Escrow is Trustee; and Bruce E. Brink, is Beneficiary, recorded in Official Microfilm Records, Vol. 02, page 34542, Klamath County, Oregon, covering the following described real property in Klamath County, Oregon:

The West 10 feet of Lot 466 and the East 30 feet of Lot 467, Block 121, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

R-3809-033AD-13600-000 - Key No.: R481160

No action is pending to recover any part of the debt secured by the trust deed.

The obligation secured by the trust deed is in default because the grantor has failed to pay the following: instalment due November 13, 2002, in the amount of \$117.83, and each month thereafter; failure to pay real property taxes for the year 2002-03; failure to pay the payments due on the first deed of trust to Premier Finance, recorded February 7, 2002, in Volume M02, page 7384, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

The sum owing on the obligation secured by the trust deed is: \$5,324.31 plus interest at the rate of 15.9% per annum from November 12, 2002, plus all applicable late charges, plus trustee's fees, attorney's fees, foreclosure costs, all applicable late charges, and any sums advanced by beneficiary pursuant to the terms of said trust deed.

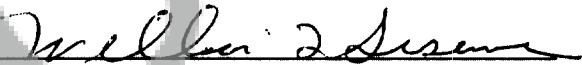
Beneficiary has and does elect to sell the property to satisfy the obligation pursuant to ORS 86.705 to 86.795.

The property will be sold as provided by law on June 2, 2003 at 10:00 o'clock a.m. based on standard of time established by ORS 187.110 at 803 Main Street., #201, Klamath Falls, Klamath, County, Oregon.

Interested persons are notified of the right under ORS 86.753 to have this proceeding dismissed and the trust deed reinstated by payment of the entire amount then due, other than such portion as would not then be due had no default occurred, together with costs, trustee's and attorney's fees, and by curing any other default complained of in this Notice, at any time prior to five days before the date last set for sale.

This communication is an attempt to collect a debt. Any information obtained will be used for that purpose.

Dated: January 21, 2003

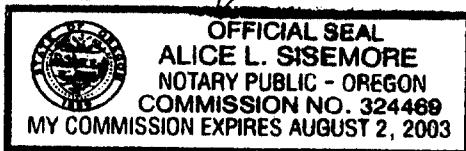

William L. Sisemore, Successor Trustee

STATE OF OREGON, County of Klamath) ss

The foregoing was acknowledged before me on January 21, 2002, by William L. Sisemore,



, Notary Public for Oregon-My Commission Expires: 08/02/2003



Certified to be a true copy:

Attorney for Trustee

After recording, return to:

William L. Sisemore

WC
Attorney at Law

803 Main Street, #201

Klamath Falls, OR 97601