

03 JUL 28 AM 11:00

MTZ- 60014

Vol M03 Page 53102

RE: Deed of Trust from:

James Bradshaw and Kimberly Bradshaw, Grantors

To

John W. Well, Successor Trustee
1100 S.W. Sixth, Suite 1507
Portland, Oregon 97204

State of Oregon, County of Klamath
Recorded 07/28/2003 11:00 a m
Vol M03 Pg 53102-07
Linda Smith, County Clerk
Fee \$ 5.00 # of Pgs 6

After recording return to:

John W. Well
1100 S.W. Sixth, Suite 1507
Portland, Oregon 97204

AFFIDAVIT OF SERVICE AND MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON)
) ss.
County of Multnomah)

I, John W. Well, being first duly sworn, depose, and say that:

At all times hereinafter mentioned, 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 notice of sale given under the terms of that certain deed described in the notice of sale and recorded November 9, 1998 in the records of Klamath County, Oregon in Volume M98, Page 40873.

I hereby certify that I delivered true and correct copies of the attached original Trustee's Notice of Sale to be served upon the occupants of the property described in the Notice of Sale, by posting to the front door of the property, and have attached hereto the original proof of service thereof.

I further certify that 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:

Name:

Address:

James Bradshaw

9780 Simpson Canyon Road
Klamath Falls, Oregon 97601

Kimberly Bradshaw

9780 Simpson Canyon Road
Klamath Falls, Oregon 97601

Occupants

9780 Simpson Canyon Road
Klamath Falls, Oregon 97601

Kimberly Bradshaw

5973 Marius
Klamath Falls, Oregon 97603

46-
x5 M

Kimberly Bradshaw

P. O. Box 298
Klamath Falls, Oregon 97603

Quick Collect, Inc.

P.O. Box 55457
Portland, Oregon 97238

Carter Jones Collections, L.L.C.

P.O. Box 145
Klamath Falls, Oregon 97601Trinity Sales & Leasing, Inc.
dba Cascade Chevrolet Honda2810 Washburn Way
Klamath Falls, Oregon 97603

These persons include (a) the grantor in the deed of trust; (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 deed of trust, 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 set forth in ORS 86.785.

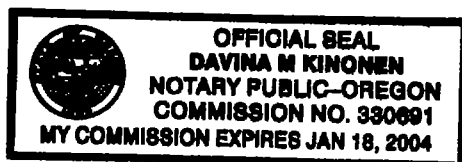
Each of the notices so mailed was certified to be a true copy of the original notice of sale. Each such copy was mailed in a sealed envelope, with postage thereon fully prepaid, and was deposited in the United States post office at Portland, Oregon, on March 21, 2003. With respect to each person listed 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, with postage thereon in an amount sufficient to accomplish the same. Each such notice was mailed after the Notice of Default and Election to Sell described in the notice of sale was recorded.

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


 John W. Weil, Successor Trustee

STATE OF OREGON)
County of Multnomah) ss.

Subscribed and sworn to before me on July 22, 2003 by John W. Weil.



 Notary Public for Oregon
 My Commission Expires: 1/18/2004

TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by James Bradshaw and Kimberly Bradshaw, as grantors, to John W. Weil, as successor trustee, in favor of Associates Housing Finance, LLC, as beneficiary, dated October 5, 1998, recorded November 9, 1998, in the mortgage records of Klamath County, Oregon, in Volume M98, Page 40873, covering the following described real property situated in said county and state, to-wit:

Lot 3 of TRACT 1310 - PLUM VALLEY II, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Together with the manufactured home located thereon described as a 1999 Moduline.

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 86.735(3); the default for which the foreclosure is made is grantor's failure to pay when due the following sums:

Failure to make monthly payments of \$686.82 each due on the 15th day of October, 2002 through March, 2003; plus late charges of \$14.99.

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

\$92,245.00, plus \$4,641.62 interest and late charges through March 21, 2003; plus 7.75% interest thereon; plus attorney and trustee's fees and costs; plus \$438.00 foreclosure guarantee; plus unpaid property taxes of \$498.94 for 2001-2002 plus interest, \$820.59 for 2002-2003 plus interest (Account No. 3709-02900-00901-000).

WHEREFORE, notice hereby is given that the undersigned trustee will on **August 5, 2003, at the hour of 11:00 A.M.**, in accord with the standard of time established by ORS 187.110, **at the main lobby of the Klamath County Courthouse, 316 Main Street, Klamath Falls, Oregon 97601**, 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 said trust deed, together with any interest which the grantor or grantor's successors in interest acquired after the execution of said 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 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.

We are a debt collector. This communication is an attempt to collect a debt and any information obtained will be used for that purpose.

DATED: March 21, 2003.



 John W. Well, Successor Trustee
 1100 SW Sixth Avenue, Suite 1507
 Portland, Oregon 97204
 Telephone No. (503) 226-0500

STATE OF OREGON)
) ss.
 County of Multnomah)

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

 Attorney for Successor Trustee

If the foregoing is a copy to be served pursuant to ORS 86.740 or ORS 86.750(1), fill in opposite the name and address of party to be served:

KLAMATH COUNTY SHERIFF'S OFFICE - RETURN OF SERVICE

53106

State of Oregon)
County of Klamath)

Court Case No.
Sheriff's Case No. 03-00852

Received for Service 03/25/03

I hereby certify that I received for service on
OCCUPANTS, ALL
the within:

TRUSTEE'S NOTICE OF SALE

OCCUPANTS, ALL
was served personally, and in person, at
9780 SIMPSON CANYON RD
KLAMATH FALLS , OR, on 04/02/03,
at 08:10 hours.

All search and service was made within Klamath County, State of
Oregon.

Timothy M. Evinger, Sheriff
Klamath County, Oregon

By 
JOHNSON, PATTY

THE ONLY OCCUPANT OF THE ABOVE LISTED ADDRESS IS JAMES BRADSHAW WHO WAS
PERSONALLY SERVED.

Copy to:

HOOPER & ENGLUND
1100 SW SIXTH AVENUE
PORTLAND

#1507
OR 97204

RECEIVED

APR 09 2003

HOOPER, ENGLUND & WELLS LLP

Affidavit of Publication

53107

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 # 5858

Notice of Sale/Bradshaw

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:
June 4, 11, 18, 25, 2003

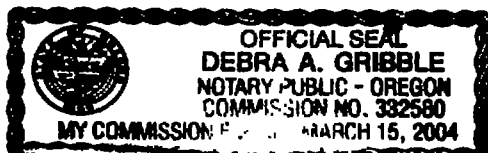
Total Cost: \$648.00

Subscribed and sworn

before me on: June 25, 2003

Notary Public of Oregon

My commission expires March 15, 2004



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cured by said trust deed immediately due and payable, said sums being the following, to-wit: \$92,245.00, plus \$4,641.62 interest and late charges through March 21, 2003; plus 7.75% interest thereon; plus attorney and trustee's fees and costs; plus \$438.00 foreclosure guarantee; plus unpaid property taxes of \$498.94 for 2001-2002 plus interest, \$820.59 for 2002-2003 plus interest (Account No. 3709-02900-00901-000).

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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 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.

We are a debt collector. This communication is an attempt to collect a debt and any information obtained will be used for that purpose.

Dated: March 21, 2003. John W. Well, Successor Trustee, 1100 SW Sixth Avenue, Suite 1507, Portland, Oregon 97204. Telephone No. (503) 226-0500. #5858 June 4, 11, 18, 25, 2003.