'03 AUG 14 P3:48

Vol M03 Page 59388

State of Oregon, County of Klamath
Recorded 08/14/2003 3:48 p m
Vol M03 Pg 59388
Linda Smith, County Clerk
Fee $ 21.00 # of Pgs 1

Aspen 56687

TRUSTEE'S DEED

Jack Davis, Attorney at Law, the duly appointed successor Trustee in that certain Trust Deed dated August 8, 2002, and recorded in the Official Records of Klamath County, Oregon in Volume M-02, Page 45645 on August 13, 2002, hereby conveys unto Vernon G. Ludwig and Ofelia Ludwig, husband and wife, all that real property situated within Klamath County, Oregon and described as:

Lot 15, Block 305, Darrow 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.

This conveyance is made pursuant to the terms of the above Trust Deed and results from the default of Grantors in satisfying the payment obligations set forth in the accompanying Promissory Note. A Notice of Default was recorded in the Official Records of Klamath County, Oregon on March 14, 2003, in Volume M-03, Page 15457. Notice of Sale was duly published in the Herald & News and copies were delivered to all interested parties as provided by law. At the date, time, and place established in the Notices of Default and Sale, the undersigned conducted an auction sale of the subject real property pursuant to the terms of the subject Trust Deed. The high bid was received from the Grantee herein in the sum of $48,856.10 and receipt of said sum is hereby acknowledged.

This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring the fee title to the property should check with the appropriate city or county planning department to verify approved uses.

DATED this 12th day of August, 2003.

JACK DAVIS, Trustee

STATE OF OREGON)
) §
County of Jackson)

Personally appeared the above-named Jack Davis and acknowledged the foregoing instrument to be a voluntary act. Before me:

Joan Christopher
Notary Public for Oregon
My Commission Expires: 9/17/06

Mail Tax Statements to:

757 Emory Street PMB 185
Imperial Beach CA 91932

After Recording Return to:

OFFICIAL SEAL
JOAN CHRISTOPHER
NOTARY PUBLIC-OREGON
COMMISSION NO. 366768
MY COMMISSION EXPIRES SEPT. 17, 2006

LAW OFFICES OF
DAVIS, GILSTRAP, HEARN, SHAW, SALADOFF & SMITH
A Professional Corporation
515 EAST MAIN STREET
ASHLAND, OREGON 97520
(541) 482-3111 FAX (541) 488-4455

UNOFFICIAL COPY