

03 SEP 16 AM 10:21

ATE 53140

Vol M03 Page 68669

**RECORDING COVER SHEET
FOR NOTICE OF SALE PROOF
OF COMPLIANCE, PER ORS 205.234**

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON
PRESENTING THE ATTACHED INSTRUMENT FOR
RECORDING. ANY ERRORS IN THIS COVER SHEET
DO NOT AFFECT THE TRANSACTION(S) CONTAINED
IN THE INSTRUMENT ITSELF.

State of Oregon, County of Klamath
Recorded 09/16/03 10:21 a m
Vol M03 Pg 68669-78
Linda Smith, County Clerk
Fee \$ 76.00 # of Pgs 10

AFTER RECORDING RETURN TO:

Andrew C. Brandness
411 Pine Street
Klamath Falls, or 97601

MARK NAME(S) OF ALL THE TRANSACTION(S) described in the attached instrument. Fill in the Original Grantor on Trust Deed and the Beneficiary as indicated. Each Affidavit of Mailing Notice of Sale or Affidavit of Publication Notice of Sale or Proof of Service will be considered a transaction.

☒ **AFFIDAVIT OF MAILING NOTICE OF SALE (must have trustee's notice of sale attached)**

☒ **AFFIDAVIT OF PUBLICATION NOTICE OF SALE**

☒ **PROOF OF SERVICE**

Original grantor on Trust Deed:

Brenda K. Newton

Beneficiary

Gayle Payne Nicholson

66-
#10 A

RETURN TO:
Brandsness, Brandsness, Rudd & Bunch, P.C.
411 Pine Street
Klamath Falls, OR 97601

68670

**AFFIDAVIT OF MAILING NOTICE OF SALE TO GRANTOR,
SUCCESSOR IN INTEREST TO GRANTOR AND PERSON REQUESTING NOTICE**

STATE OF OREGON)
) ss:
County of Klamath)

I, William P. Brandsness, being first duly sworn, depose, say and certify 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 his successor in interest named in the attached original notice of sale given under the terms of that certain trust deed described in said notice.

I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy 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:

Brenda K. Newton
449 Claremore
Corpus Christie, TX 78412

Brenda K. Newton
610 Southern Street
Corpus Christi, TX 78404-2928

Brenda K. Newton
5629 Independence Avenue
Klamath Falls, OR 97603

Brenda K. Newton
P. O. Box 1405
Klamath Falls, OR 97601

Brenda K. Newton
506 E. 12th Street, Apt. 10
Alturas, CA 96010

Said persons include (a) the grantor in the trust deed, (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) and any person, including the Department of Revenue or an other state agency, having a lien or interest subsequent to the trust deed 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 required by ORS 86.785.

Each of the notices so mailed was certified to be a true copy of the original notice of sale by the trustee Andrew C. Brandsness; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on May 2, 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 and postage thereon in the amount sufficient to accomplish the same. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded.

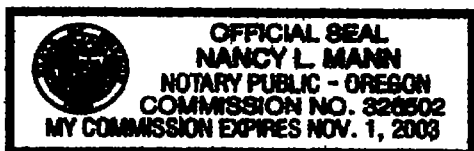
As used herein, the singular includes the plural, trustee includes successor trustee, and person includes corporation and any other legal or commercial entity.



William P. Brandsness

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me this 2 day of May, 2003, William P. Brandsness and acknowledged the foregoing instrument to be his voluntary act and deed.





Notary Public for Oregon
My Commission expires: 11-1-03

**WE ARE ATTEMPTING TO COLLECT A DEBT.
ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.**

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

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

Brenda K. Newton, Grantor; Aspen Title & Escrow, Inc., Trustee; and Gayle Payne Nicholson, Beneficiary, recorded in Official/Microfilm Records, Volume M95, Page 33633, Klamath County, Oregon, covering the following-described real property in Klamath County, Oregon, commonly known as 5545 Independence Avenue, Klamath Falls, OR 97603 ("Property"):

Tract 9, INDEPENDENCE TRACTS, in the County of Klamath, State of Oregon.

The defaults for which foreclosure is made is grantor's failure to pay when due the following sums:

Failed to pay monthly payments of \$290.06 plus 1/12 annual real estate taxes and 1/12 annual homeowner's insurance.

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:

\$35,772.73 plus interest at 8% per annum from June 26, 2000, plus accrued interest of \$2.06; Klamath County Real Property Taxes for 2001-2002 and 2002-2003 in the total amount of \$1,306.37 plus interest and penalties; \$1,700 as a reimbursement to Beneficiary for payment of Enterprise Irrigation District Lien plus interest thereon at 9% per annum; and trustee's fees, attorney's fees, foreclosure costs and any additional sums advanced by beneficiary pursuant to the terms of said trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will, on September 18, 2003, at the hour of 10:00 o'clock a.m. o'clock a.m., in accord with the standard of time established by ORS 187.110, at the following place: Offices of Brandsness, Brandsness, Rudd & Bunch, P.C., 411 Pine Street, Klamath Falls, 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 each and every grantor, any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said Deeds of Trust, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated: April 30, 2003.



Andrew C. Brandsness, Successor Trustee
411 Pine Street
Klamath Falls, OR 97601

STATE OF OREGON)
) ss.
County of Klamath)

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

Andrew C. Brandsness, Successor Trustee

RETURN TO:
 Brandsness, Brandsness, Rudd & Bunch, P.C.
 411 Pine Street
 Klamath Falls, OR 97601

TRUSTEE'S AFFIDAVIT OF SERVICE ON OCCUPANT

STATE OF OREGON)
) ss.
 County of Klamath)

I, Andrew C. Brandsness, being first duly sworn, depose, say and certify that:

I am the trustee in that certain trust deed executed and delivered by Brenda K. Newton as grantor to Aspen Title & Escrow, Inc. as trustee in which Gayle Payne Nicholson is beneficiary, recorded on December 8, 1995 in the mortgage records of Klamath, Oregon, in book/volume No. M95 at page 33633, covering the following described real property situated in said county:

Tract 9, INDEPENDENCE TRACTS, in the County of Klamath, State of Oregon.

I hereby certify that on May 6, 2003 the occupant(s) of the above-described real property were served with a true copy of the attached Trustee's Notice of Default and Election to Sell and of Sale. Copies of the return of service and notice pursuant to ORCP 7D regarding substituted service are attached hereto.

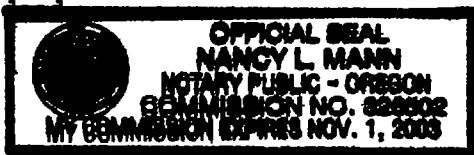
The word "trustee" as used in this affidavit means any successor trustee to the trustee named in the trust deed first mentioned above.

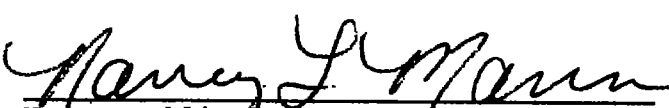


 Andrew C. Brandsness

STATE OF OREGON)
) ss.
 County of Klamath)

Personally appeared before me this 9 day of May, 2003, Andrew C. Brandsness and acknowledged the foregoing instrument to be his voluntary act and





 Notary Public for Oregon
 My Commission expires: 11-1-03

WE ARE ATTEMPTING TO COLLECT A DEBT.
ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

68673

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

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

Brenda K. Newton, Grantor; Aspen Title & Escrow, Inc., Trustee; and Gayle Payne Nicholson, Beneficiary, recorded in Official/Microfilm Records, Volume M95, Page 33633, Klamath County, Oregon, covering the following-described real property in Klamath County, Oregon, commonly known as 5545 Independence Avenue, Klamath Falls, OR 97603 ("Property"):

Tract 9, INDEPENDENCE TRACTS, in the County of Klamath, State of Oregon.

The defaults for which foreclosure is made is grantor's failure to pay when due the following sums:

Failed to pay monthly payments of \$290.06 plus 1/12 annual real estate taxes and 1/12 annual homeowner's insurance.

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:

\$35,772.73 plus interest at 8% per annum from June 26, 2000, plus accrued interest of \$2.06; Klamath County Real Property Taxes for 2001-2002 and 2002-2003 in the total amount of \$1,306.37 plus interest and penalties; \$1,700 as a reimbursement to Beneficiary for payment of Enterprise Irrigation District Lien plus interest thereon at 9% per annum; and trustee's fees, attorney's fees, foreclosure costs and any additional sums advanced by beneficiary pursuant to the terms of said trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will, on September 18, 2003, at the hour of 10:00 o'clock a.m. o'clock a.m., in accord with the standard of time established by ORS 187.110, at the following place: Offices of Brandsness, Brandsness, Rudd & Bunch, P.C., 411 Pine Street, Klamath Falls, 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 each and every grantor, any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said Deeds of Trust, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

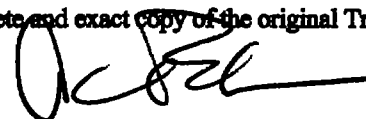
Dated: April 30, 2003.



Andrew C. Brandsness, Successor Trustee
411 Pine Street
Klamath Falls, OR 97601

STATE OF OREGON)
) ss.
County of Klamath)

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



Andrew C. Brandsness, Successor Trustee

PROOF OF SERVICE
JEFFERSON STATE ADJUSTERS

68674

STATE OF OREGON
COUNTY OF Klamath

COURT CASE NO. 6

I hereby certify that I served the foregoing individuals or other legal entities to be served, named below, by delivering or leaving true copies or original, certified to be such by the Attorney for the Plaintiff/Defendant, as follows:

- | | | | |
|--------------------------------------|--|-----------------------------------|--|
| <input type="checkbox"/> Small Claim | <input type="checkbox"/> Order | <input type="checkbox"/> Subpoena | <input type="checkbox"/> Order to Show Cause |
| <input type="checkbox"/> Summons | <input type="checkbox"/> Motion | <input type="checkbox"/> Notice | <input checked="" type="checkbox"/> Trustee's Notice of Sale |
| <input type="checkbox"/> Complaint | <input type="checkbox"/> Affidavit | <input type="checkbox"/> Petition | <input type="checkbox"/> Writ of Garnishment |
| <input type="checkbox"/> Answer | <input type="checkbox"/> Restraining Order | <input type="checkbox"/> Letter | <input type="checkbox"/> Writ of Continuing Garnishment |
| <input type="checkbox"/> _____ | | <input type="checkbox"/> _____ | |

For the within named: Occupants of 5545 Independence ave.
Klamath Falls, OR 97603

☒ PERSONALLY SERVED: Original or True Copy to within named, personally and in person to: Diane Firestone at the address below.

☒ SUBSTITUTE SERVICE: By delivering an Original or True Copy to Diane Firestone, a person over the age of 14 who resides at the place of abode of the within named at said abode shown below for: Charles Firestone.

☐ OFFICE SERVICE: At the office which he/she maintains for the conduct of business as shown at the address below, by leaving such true copy or Original with _____, the person who is apparently in charge.

☐ SERVICE ON CORPORATIONS, LIMITED PARTNERSHIPS OR UNINCORPORATED ASSOCIATIONS SUBJECT TO SUIT UNDER A COMMON NAME.

Upon _____, by (a) delivering such true copy personally and in person, Corporation, Limited Partnership, etc.

to: _____ who is a/the _____ thereof, or
(b) leaving such true copy with _____, the person who is apparently in charge of the office of _____, who is a/the _____ thereof.

☐ OTHER METHOD: _____

☐ NOT FOUND: I certify that I received the within document for service on _____ and after due and diligent search and inquiry, I hereby return that I have been unable to find, the within named respondent, _____ within _____ County.

5545 Independence
ADDRESS OF SERVICE STREET UNIT / APT / SPC#
Klamath Falls OR 97603
CITY STATE ZIP

I further certify that I am a competent person 18 years of age or older and a resident of the state of service or the State of Oregon and that I am not a party to nor an officer, director, or employee of nor attorney for any party, corporation or otherwise, that the person, firm or corporation served by me is the identical person, firm, or corporation named in the action.

May 6, 2003 2:46 a.m. ☐ p.m. ☒ Ed Foreman
DATE OF SERVICE TIME OF SERVICE SIGNATURE

or not found
PRINTED IN OREGON

BRANDSNESS, BRANDSNESS, RUDD & BUNCH, P.C.

68675

**WILLIAM P. BRANDSNESS
ANDREW C. BRANDSNESS
MICHAEL P. RUDD
W. DANIEL BUNCH**

**Attorneys at Law
411 Pine Street
Klamath Falls, Oregon 97601**

**Telephone (541) 882-6616
Fax (541) 882-8819
www.brandsnssrudd.com**

May 8, 2003

**Charles Firestone
5545 Independence Avenue
Klamath Falls, OR 97601**

Re: Nicholson - Newton Trust Deed Foreclosure

Dear Mr. Firestone:

You are hereby advised that Trustee's Notice of Default and Election to Sell and of Sale, a certified true copy of which is enclosed herewith, was duly served upon Diane Firestone in your absence at 5545 Independence Avenue, Klamath Falls, Oregon on May 6, 2003, at 2:46 p.m.

**BRANDSNESS, BRANDSNESS,
RUDD & BUNCH, P.C.**

/s/ Andrew C. Brandsness

Andrew C. Brandsness

**ACB:nlm
Enclosures
c: Gayle Nicholson
nichga08**

This contact is an attempt to collect a debt and any information obtained will be used for that purpose.

Affidavit of Publication

68676

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 # 5964

Notice of Sale/Newton

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:
July 6, 13, 20, 27, 2003

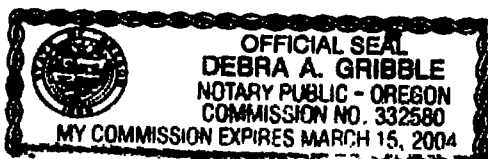
Total Cost: \$648.00

Larry L. Wells
Subscribed and sworn

before me on: July 27, 2003

Debra A. Gribble
Notary Public of Oregon

My commission expires March 15, 2004



We Are Attempting To Collect A Debt. Any Information Obtained Will Be Used For That Purpose.
TRUSTEE'S NOTICE OF DEFAULT AND ELECTION TO SELL AND OF SALE

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

Brenda K. Newton, Grantor, Aspen Title & Escrow, Inc., Trustee; and Gayle Payne Nicholson, Beneficiary, recorded in Official/Microfilm Records, Volume M95, Page 33633, Klamath County, Oregon, covering the following described real property in Klamath County, Oregon, commonly known as 5545 Independence Avenue, Klamath Falls, OR 97603 ("Property"):

Tract 9, INDEPENDENCE TRACTS, in the County of Klamath, State of Oregon.

The defaults for which foreclosure is made is grantor's failure to pay when due the following sums:

Failed to pay monthly payments of \$290.06 plus 1/12 annual real estate taxes and 1/12 annual homeowner's insurance.

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:

\$35,772.73 plus interest at 8% per annum -

from June 26, 2000, plus accrued interest of \$2.06; Klamath County Real Property Taxes for 2001-2002 and 2002-2003 in the total amount of \$1,306.37 plus interest and penalties; \$1,700 as a reimbursement to Beneficiary for payment of Enterprise Irrigation District Lien plus interest thereon at 9% per annum; and trustee's fees, foreclosure costs and any additional sums advanced by beneficiary pursuant to the terms of said trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will, on September 18, 2003 at the hour of 10:00 AM, in accord with the standard of time established by ORS 187.110, at the following place: Offices of Brandsness, Brandsness, Rudd & Bunch, P.C., 411 Pine Street, Klamath Falls, 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 753.

By construing this notice, the singular includes the plural, the word "grantor" includes each and every grantor, any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said Deeds of Trust, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated: April 30, 2003. Andrew C. Brandsness, Successor Trustee, 411 Pine Street, Klamath Falls, OR 97601. #5964 July 6, 13, 20, 27, 2003.

Return to:
 Brandsness, Brandsness, Rudd &
 Bunch, P.C.
 411 Pine Street
 Klamath Falls, Oregon 97601

SUPPLEMENTAL AFFIDAVIT OF MAILING NOTICE OF SALE

STATE OF OREGON)
) ss:
 County of Klamath)

I, Andrew C. Brandsness, being first duly sworn, depose, say and certify 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 his successor in interest named in the attached original notice of sale given under the terms of that certain trust deed described in said notice.

I gave notice of the sale of the real property described in the attached notice of sale by mailing a copy 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:

Brenda K. Newton
 307 Rine Street
 Alturas, CA 96101

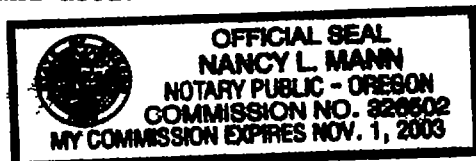
Each of the notices so mailed was certified to be a true copy of the original notice of sale; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States post office at Klamath Falls, Oregon, on August 28, 2003. With respect to each 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 and postage thereon in the amount sufficient to accomplish the same. Each of said notices was mailed after the notice of default and election to sell described in said notice of sale was recorded.

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


 Andrew C. Brandsness

STATE OF OREGON)
) ss.
 County of Klamath)

Personally appeared before me this 28 day of August, 2003, Andrew C. Brandsness and acknowledged the foregoing instrument to be his voluntary act and deed.




 Notary Public for Oregon
 My Commission expires: 11-1-03

**WE ARE ATTEMPTING TO COLLECT A DEBT.
ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.**

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

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Brenda K. Newton, Grantor; Aspen Title & Escrow, Inc., Trustee; and Gayle Payne Nicholson, Beneficiary, recorded in Official/Microfilm Records, Volume M95, Page 33633, Klamath County, Oregon, covering the following-described real property in Klamath County, Oregon, commonly known as 5545 Independence Avenue, Klamath Falls, OR 97603 ("Property"):

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The defaults for which foreclosure is made is grantor's failure to pay when due the following sums:

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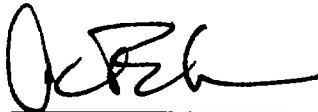
By reason of said defaults, the beneficiary has declared all sums owing on the obligations secured by said Trust Deed immediately due and payable, said sums being the following, to-wit:

\$35,772.73 plus interest at 8% per annum from June 26, 2000, plus accrued interest of \$2.06; Klamath County Real Property Taxes for 2001-2002 and 2002-2003 in the total amount of \$1,306.37 plus interest and penalties; \$1,700 as a reimbursement to Beneficiary for payment of Enterprise Irrigation District Lien plus interest thereon at 9% per annum; and trustee's fees, attorney's fees, foreclosure costs and any additional sums advanced by beneficiary pursuant to the terms of said trust deed.

WHEREFORE, notice hereby is given that the undersigned trustee will, on September 18, 2003, at the hour of 10:00 o'clock a.m. o'clock a.m., in accord with the standard of time established by ORS 187.110, at the following place: Offices of Brandsness, Brandsness, Rudd & Bunch, P.C., 411 Pine Street, Klamath Falls, 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 each and every grantor, any successor in interest to the grantor as well as any other person owing an obligation, the performance of which is secured by said Deeds of Trust, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated: April 30, 2003.



Andrew C. Brandsness, Successor Trustee
411 Pine Street
Klamath Falls, OR 97601

STATE OF OREGON)
) ss.
County of Klamath)

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

Andrew C. Brandsness, Successor Trustee