

1st 259391

03 DEC 11 11:06

WHEN RECORDED MAIL TO:

Vol M03 Page 90418

Cal-Western Reconveyance Corporation
P.O. Box 22004
25 East Main Street
El Cajon, CA 92022-9004

State of Oregon, County of Klamath
Recorded 12/11/03 11:01 A m
Vol M03 Pg 90418
Linda Smith, County Clerk
Fee \$ 66.00 # of Pgs 10

1943782

T.S. NO.: 1057908-09
LOAN NO.: 2004804924

AFFIDAVIT OF MAILING NOTICE OF SALE

STATE OF CALIFORNIA } SS
COUNTY OF SAN DIEGO }

I, FRANCO CABADING 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 California, a competent person over the age of eighteen years and not the beneficiary or his successor in interest named in the attached 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 registered or certified mail and regular mail to each of the following named persons at their last known address, to-wit:

SEE ATTACHED

Said person(s) include the grantor in the trust deed, any successor in interest to the grantor whose interest appears of record or of whose interest the trustee or the beneficiary has actual notice, and any persons requesting notice as provided in ORS 86.785, and all junior lien holders as provided in ORS 86.740.

Each of the notices so mailed was certified to be a true copy of the original notice of sale by MERLOBEL R CUSTODIO, for CAL-WESTERN RECONVEYANCE CORPORATION, the trustee named in said notice; each such copy was contained in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States mail in San Diego County, California, on September 11, 2003. Each of said notices was mailed after the Notice of Default and Election to Sell described in said Notice of Sale was recorded and at least 120 days before the day fixed in said notice by the trustee for the trustee's sale.

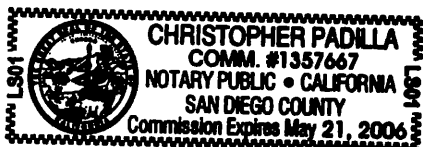
Affiant

FRANCO CABADING

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

SUBSCRIBED AND SWORN to me this _____ day of SEP 11 2003, 20

Notary Public



TRUSTEE'S NOTICE OF SALE

Loan No: 2004804924

T.S. No: 1057908-09

Reference is made to that certain deed made by
DELBERT. V. ELLIS

as Grantor to

REGIONAL TRUSTEE SERVICES CORPORATION, as Trustee, in favor of

GN MORTGAGE CORPORATION

as Beneficiary,

dated January 15, 1999, recorded January 27, 1999, in official records of KLAMATH County, OREGON in book/reel/volume No. M99 at page No. 2829, fee/file/instrument/microfilm/reception No. 73611 covering the following described real property situated in the said County and State, to-wit:

A TRACT OF LAND IN KLAMATH COUNTY, OREGON, SITUATED IN LOT 27 MORE COMPLETELY DESCRIBED IN ATTACHED EXHIBIT A.

Commonly known as:

5922 DELAWARE AVENUE KLAMATH FALLS OR 97603

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and notice has been recorded pursuant to Section 86.735(3) of Oregon Revised Statutes: the default for which the foreclosure is made is the grantor's:

Failure to pay the monthly payment due June 1, 2003 of principal, interest and impounds and subsequent installments due thereafter; plus late charges; together with all subsequent sums advanced by beneficiary pursuant to the terms and conditions of said deed of trust.

Monthly payment \$650.94 Monthly Late Charge \$32.55

By this reason of said default the beneficiary has declared all obligations secured by said deed of trust immediately due and payable, said sums being following, to-wit; The sum of \$68,348.62 together with interest thereon at 6.750% per annum from May 01, 2003 until paid; plus all accrued late charges thereon; and all trustee's fees, foreclosure costs and any sums advance by the beneficiary pursuant to the terms and conditions of the said deed of trust.

Whereof, notice hereby is given that, CAL-WESTERN RECONVEYANCE CORPORATION the undersigned trustee will on January 12, 2004 at the hour of 1:00pm, Standard of Time, as established by Section 187.110, Oregon Revised Statutes, at
AT THE MAIN STREET ENTRANCE TO KLAMATH COUNTY COURTHOUSE
316 MAIN STREET

City of KLAMATH FALLS, County of KLAMATH, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which grantor had or had power to convey at the time of the execution by him of the said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereby secured and the costs and expense of sale, including a reasonable charge by the trustee. Notice is further given that any person

TRUSTEE'S NOTICE OF SALE

Loan No: 2004804924

T.S. No: 1057908-09

named in Section 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee's and attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or trust deed, at any time prior to five days before the date last set for sale.

In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes plural, the word "grantor" includes any successor in interest to the grantor as well as any other persons owing an obligation, the performance of which is secured by said trust deed, the words "trustee" and "beneficiary" includes their respective successors in interest, if any.

Dated: August 28, 2003

CAL-WESTERN RECONVEYANCE CORPORATION
525 EAST MAIN STREET
P.O. BOX 22004
EL CAJON CA 92022-9004

CAL-WESTERN RECONVEYANCE CORPORATION

Signature/By:


Yvonne J. Wheeler, A.V.P.

T.S.#: 1057908-09
PAGE 1 OF 1

EXHIBIT "A"
DESCRIPTION OF PROPERTY

A tract of land in Klamath County, Oregon, situated in Lot 27, HOMELAND TRACTS NO. 2, more particularly described as follows:

Beginning at the Northeastly corner of Lot 27; thence West along the South line of Delaware Avenue 137.8 feet to the true point of beginning; thence continuing West along said South line of Delaware Avenue 70 feet; thence South parallel to the West line of Lot 27, 143 feet; thence East parallel with the South line of Delaware Avenue to the Easterly line of Lot 27; thence Northeastly along said Easterly line 33 feet more or less to the Southeast corner of that certain property described in Volume M71 at page 12364, Microfilm records of Klamath County, Oregon; thence West parallel with the South line of Delaware Avenue to the Southwest corner of property described in volume M71, page 12364; thence North parallel to the West line of Lot 27, 110 feet, more or less, to the point of beginning.

9/11/2003 11:11:31 AM Sender: CalWestern Reconveyance
525 E Main
El Cajon CA 92020

Postal Class: First Class

Type of Mailing: NOS

Affidavit Attachment: 1057908-09 030 09110810 CWR

Postal Number	Sequence	Recipient Name	Address Line 1/3	Address Line 2/4
11041994141001976419	1	OCCUPANT	5922 DELAWARE AVENUE	KLAMATH FALLS OR 97603
11041994141001976426	2	DELBERT V ELLIS	5922 DELAWARE AVENUE	KLAMATH FALLS OR 97603
11041994141001976433	3	DELBERT ELLIS	5922 DELAWARE AVENUE	KLAMATH FALLS OR 97603
11041994141001976440	4	BENEFICIAL OREGON DBA BENEFICIAL	MORTGAGE CO. MEDFORD OR 97501	1345 CENTER DR., STE D
11041994141001976457	5	SOUTHERN OREGON CREDIT SERVICE, INC.	841 STEWART AVE. #11	MEDFORD OR 97501
11041994141001976464	6	CHERYL ANN ELLIS AKA CHERYL ANN MILLER	2422 HOMEDALE RD	KLAMATH FALLS OR 97603
11041994141001976471	7	DELBERT V. ELLIS	5930 DELAWARE AVENUE	KLAMATH FALLS OR 97603
11041994141001976488	8	DELBERT ELLIS	5930 DELAWARE AVENUE	KLAMATH FALLS OR 97603
11041994141001976495	9	BENEFICIAL OREGON DBA BENEFICIAL	MORTGAGE CO % RECORDS PROCESSING SERVICE 577 LAMONT ROAD ELMHURST IL 60126	

9/11/2003 11:11:32 AM Sender: CalWestern Reconveyance
525 E Main
El Cajon CA 92020

Postal Class: Certified - Ret

Type of Mailing: NOS

Affidavit Attachment: 1057908-09 030 09110810 CWR

Postal Number Sequence Recipient Name

71041994141002987904
1 OCCUPANT

Address Line 1/3

5922 DELAWARE AVENUE

Address Line 2/4

KLAMATH FALLS OR 97603

71041994141002987911
2 DELBERT V ELLIS

5922 DELAWARE AVENUE

KLAMATH FALLS OR 97603

71041994141002987928
3 DELBERT ELLIS

5922 DELAWARE AVENUE

KLAMATH FALLS OR 97603

71041994141002987935
4 BENEFICIAL OREGON DBA BENEFICIAL

MORTGAGE CO.
MEDFORD OR 97501

1345 CENTER DR., STE D

71041994141002987942
5 SOUTHERN OREGON CREDIT SERVICE, INC.

841 STEWART AVE. #11

MEDFORD OR 97501

71041994141002987959
6 CHERYL ANN ELLIS AKA CHERYL ANN MILLER

2422 HOMEDALE RD

KLAMATH FALLS OR 97603

71041994141002987968
7 DELBERT V. ELLIS

5930 DELAWARE AVENUE

KLAMATH FALLS OR 97603

71041994141002987973
8 DELBERT ELLIS

5930 DELAWARE AVENUE

KLAMATH FALLS OR 97603

71041994141002987980
9 BENEFICIAL OREGON DBA BENEFICIAL

MORTGAGE CO % RECORDS PROCESSING SERVICE 577 LAMONT ROAD
ELMHURST IL 60126

PROOF OF SERVICE
JEFFERSON STATE ADJUSTERS

99432
1057908-09
90424

STATE OF: OREGON
COUNTY OF: KLAMATH

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: TRUSTEE'S NOTICE OF SALE

FOR THE WITHIN NAMED: OCCUPANTS OF 5922 DELAWARE AVENUE

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

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

☐ **OTHER METHOD:** By leaving an Original or True Copy with _____.

☐ **NON-OCCUPANCY:** I certify that I received the within document(s) for service on _____ and after personal inspection, I found the above described real property to be unoccupied.

☒ **SUBSTITUTE SERVICE MAILER:** That on the 31ST day of OCTOBER, 2003 I mailed a copy of the Trustee's Notice of Sale addressed to JOHN DOE and all other occupants at the address stated in the Trustee's Notice of Sale with a statement of the date, time, and place at which substitute service was made.

Signed Mary Bakie
MARY BAKIE

5922 DELAWARE AVENUE, KLAMATH FALLS, OREGON 97601

ADDRESS OF SERVICE

I further certify that I am a competent person 18 years of age or older and a resident of the state of service of 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.

OCTOBER 31, 2003

1:30PM

DATE OF SERVICE

TIME OF SERVICE

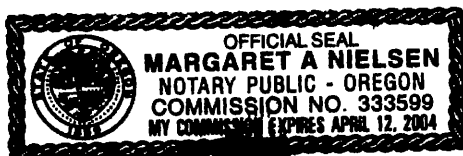
☐ or non occupancy

By: Cory Dickens

CORY DICKENS

Dated this 12th day of November, 2003.

Subscribed and sworn to before me by Cory Dickens



Margaret A. Nielsen
Notary Public for Oregon

99432

Affidavit of Publication

99432
1057908
90425

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 # 6144

Notice of Sale/Ellis

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:
September 29, October 6, 13, 20, 2003

Total Cost: \$796.50

Larry L. Wells
Subscribed and sworn

before me on: October 20, 2003

Debra A. Ambler
Notary Public of Oregon

My commission expires March 15, 2004

TRUSTEE'S NOTICE OF SALE Loan No: 2004004924 T.S. No.: 1057908-09

Reference is made to that certain deed made by, Delbert V. Ellis, as Grantor to Regional Trustee Services Corporation, as Trustee, in favor of GN Mortgage Corporation, as Beneficiary, dated January 15, 1999, recorded January 27, 1999, in official records of Klamath County, Oregon in book/reel/volume No. M99 at page No. 2829, fee/file/instrument/microfilm/reception No. 73611 (indicated which), covering the following described real property situated in said County and State, to-wit: A tract of land in Klamath County, Oregon, situated in Lot 27, Homeland Tracts No. 2, more particularly described as follows:

Beginning at the Northeastly corner of Lot 27; thence West along the South line of Delaware Avenue 137.8 feet to the true point of beginning; thence continuing West along said South line of Delaware Avenue 70 feet; thence South parallel to the West line of Lot 27, 143 feet; thence East parallel with the South line of Delaware Avenue to the Easterly line of Lot 27; thence North-easterly along said Easterly line 33 feet more or less to the Southeast corner of that certain property described in Volume M71 at page 12364, Microfilm records of Klamath County, Oregon; thence West parallel with the South line of Delaware Avenue to the Southwest

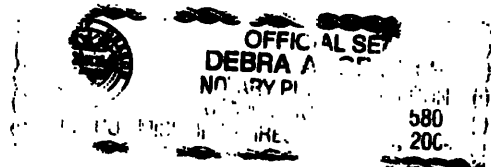
corner of property described in volume M71, page 12364; thence North parallel to the West line of Lot 27, 110 feet, more or less, to the point of beginning. Commonly known as: 5922 Delaware Avenue, Klamath Falls OR 97603.

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and notice has been recorded pursuant to section 86.735(3) of Oregon Revised Statutes: the default for which the foreclosure is made is the grantor's: Failure to pay the monthly payment due June 1, 2003 of principal, interest and impounds and subsequent installments due thereafter; plus late charges; together with all subsequent sums advanced by beneficiary pursuant to the terms and conditions of said deed of trust. Monthly payment \$650.94 Monthly Late Charge \$32.55.

By this reason of said default the beneficiary has declared all obligations secured by said Deed of Trust immediately due and payable, said sums being the following, to-wit: The sum of \$68,348.62 together with interest thereon at 6.750% per annum from May 01, 2003 until paid; plus all accrued late charges thereon; and all trustee's fees, foreclosure costs and any sums advance by the beneficiary pursuant to the terms and conditions of said Deed of Trust.

Whereof, notice hereby is given that, Cal-Western Reconveyance Corporation the undersigned trustee will on January 12, 2004 at the hour of 1:00 pm, Standard of Time, as established by Section 187.110, Oregon Revised Statutes, At the Main Street entrance to Klamath County Courthouse 316 Main Street City of Klamath Falls, County of Klamath, State of Oregon, 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 him of the said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereby secured and the costs and expense of sale, including a reasonable charge by the trustee.

Notice is further given that any person named in Section 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee's and attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or trust deed, at any time prior to five



90427

days before the date
last set for sale.

In construing this
notice, the mascu-
line gender includes
the feminine and the
neuter, the singular
includes plural, the
word "grantor" in-
cludes any succes-
sor in interest to the
grantor as well as
any other persons
owning an obliga-
tion, the perform-
ance of which is se-
cured by said trust
deed, the words
"trustee" and "bene-
ficiary" includes
their respective suc-
cessors in interest,
if any.

Dated: August 28,
2003. Cal-Western
Reconveyance Cor-
poration, 525 East
Main Street, P.O.
Box 22004, El Cajon
CA 92022-9004. SIG-
NATURE/BY: Cal-
Western Reconvey-
ance Corporation,
Yvonne J. Wheeler,
A.V.P. R-99432
09/29/03, 10/06; 13;
20/03.
#6144 September 29,
October 6, 13, 20,
2003.