

05 FEB 17 AM 11:33

Vol M05 Page 10854

Return to:
Grantland, Blodgett & Shaw
1818 E. McAndrews Rd.
Medford, OR. 97504

State of Oregon, County of Klamath
Recorded 02/17/2005 11:33 a m
Vol M05 Pg 10854-58
Linda Smith, County Clerk
Fee \$ 4.00 # of Pgs 5

MTC 65299

AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

STATE OF OREGON)
) ss.
County of Jackson)

I, JAMES L. GRANTLAND, JR., 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 address, to-wit:

NAME	ADDRESS
Mr. Larry Santos	138 Cole Ridge Terrace Torrance CA 94538
Ms. Cindy Santos c/o P. A. Morquado	812 Clover #1 Tracy CA 95376
Mr. Edrel Jaime	3116 N. Pacific Highway Medford, OR 97501

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) any person, including the Department of Revenue or any other state agency, having a lien

AFTER RECORDING, RETURN TO: GRANTLAND, BLODGETT & SHAW
 1818 E. McANDREWS ROAD
 MEDFORD OR 97504

-1- AFFIDAVIT OF MAILING TRUSTEE'S NOTICE OF SALE

41.00 am

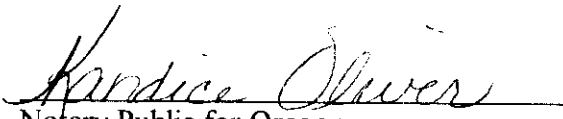
or interest subsequent to the trust deed if the lien or interest appears of record or the beneficiary has actual notice of the lien or interest, and (d) any person requesting notice, as required by ORS 86.785.*

Each of the notices so mailed was certified to be a true copy of the original notice of sale by James L. Grantland, Jr., attorney for 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 post office at Medford, Oregon, on February 14, 2005. 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.


James L. Grantland, Jr.

Subscribed and sworn to before me this 14th day of February, 2005.


Notary Public for Oregon

My Commission Expires:

2/26/07

OFFICIAL SEAL
KANDICE OLIVER
NOTARY PUBLIC-OREGON
COMMISSION NO. 5645
COMMISSION EXPIRES FEB. 26, 2007

05 FEB 1 AM 11:10

712-05271

M05 Page 07198

State of Oregon, County of Klamath
Recorded 02/01/05 11:10 a m
Vol M05 Pg 07198-99
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

10856

NOTICE OF DEFAULT AND ELECTION TO SELL;
NOTICE OF SALE
(ORS 86.705 et seq)

NOTICE IS HEREBY GIVEN that the obligation secured by the Trust Deed described below is in default and that the beneficiary has elected to foreclose the Trust Deed pursuant to ORS 86.705 to 86.795. No action is now pending to recover any part of the debt secured by the Trust Deed.

Information required by ORS 86.735 and ORS 86.745 is as follows:

1. GRANTOR: ANTHONY P. SANTOS

TRUSTEE: MOUNTAIN TITLE COMPANY OF KLAMATH COUNTY

SUCCESSOR TRUSTEE: JAMES L. GRANTLAND, JR.

BENEFICIARY: ROBERT GARROSS

PRESENT BENEFICIARY: EDREL JAIME

2. The real property covered by the Trust Deed is more particularly described as follows:

Lot 12 in Block 17, SPRAGUE RIVER VALLEY ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

AFTER RECORDING, RETURN TO:

James L. Grantland, Jr.
1818 E. McAndrews Road
Medford, OR 97504

- 1 -

NOTICE OF DEFAULT AND ELECTION TO SELL; NOTICE OF SALE

Law Offices of
GRANTLAND, BLODGETT & SHAW, LLP
1818 E. McAndrews Rd.
Medford, OR 97504
(541) 773-6855

Handwritten signature

07199

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3. The Trust Deed was recorded:

In Volume M92 at page 23480, Microfilm Records of Klamath County, Oregon on October 7, 1992 with the beneficial interest assigned by instrument recorded March 22, 1993 in Volume M93, Page 5824, Microfilm Records of Klamath County, Oregon and further assigned by instrument recorded September 8, 2004, in Vol. M04, Page 59775, Records of Klamath County, Oregon.

4. The default for which foreclosure is made:

Failure to pay the monthly payments in the amount of \$120.35 each beginning with the payment due October 25, 1998, and each month thereafter, failure to pay late payment charges in the amount of \$6.02 each beginning with the payment due October 25, 1998, and each month thereafter and failure to pay the outstanding real property taxes in the amount of \$1,137.11, plus interest.

5. The sum owing on the obligation secured by the Trust Deed is:

\$9,250.83, with interest thereon at the rate of 9% per annum from September 25, 1998, until paid, together with late payment charges of \$6.02 each, beginning with the payment due October 25, 1998, and each month thereafter and outstanding real property taxes in the amount of \$1,137.11, plus interest.

6. The beneficiary has and does elect to sell the property to satisfy the obligation.

7. The property will be sold in the manner prescribed by law on June 21, 2005, at 11:00 o'clock, A.M., as established by ORS 187.110 at the front steps of the Klamath County Courthouse at 316 Main Street, Klamath Falls, Oregon 97601.

8. 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 the successor trustee conducts the sale.

DATED: January 28, 2005.


James L. Grantland, Jr.
Successor Trustee

STATE OF OREGON)
) ss.
County of Jackson)

Personally appeared before me this 28th day of January, 2005, the above named James L. Grantland, Jr. and acknowledged the foregoing instrument to be his voluntary act and deed.




Kandice Oliver
Notary Public for Oregon
My Commission Expires: 2/26/07

- 2 -

NOTICE OF DEFAULT AND ELECTION TO SELL; NOTICE OF SALE

Law Offices of
GRANTLAND, BLODGETT & SHAW, LLP
1818 E. McAndrews Rd.
Medford, OR 97504
(541) 773-6855

TOTAL P.03

STATE OF OREGON)
) ss.
County of Jackson)

10858

I, the undersigned, certify that I am the attorney for the above Trustee and that the foregoing is a true copy of the original Notice of Default and Election to Sell; Notice of Sale.

James L. Grantland, Jr.

James L. Grantland, Jr.
Attorney for Successor Trustee