

MTC77701

RECORDING COVER SHEET

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.

2007-006788

Klamath County, Oregon



00020083200700067880020022

04/12/2007 11:28:32 AM

Fee: \$26.00

After Recording Return To:

BOB TURNER
SLOTHOWER & PETERSEN PC
205 NW FRANKLIN AVENUE
BEND, OR 97701

1. Name(s) of the Transaction(s):

AFFIDAVIT OF PUBLICATION

2. Direct Party (Grantor):

DONALD JACK KNIGHT

3. Indirect Party (Grantee):

N/A

4. True and Actual Consideration Paid:

N/A

5. Legal Description:

SEE ATTACHED

240-

Affidavit of Publication

STATE OF OREGON,
COUNTY OF KLAMATH

I, Jeanine P. Day, 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 I know from
my personal knowledge that the

Legal # 9012

Notice of Sale/Donald Jack Knight

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:

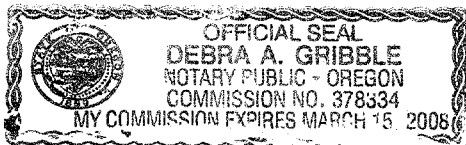
February 7, 14, 21, 28, 2007

Total Cost: \$500.98

Subscribed and sworn by Jeanine P Day
before me on: February 28, 2007

Notary Public of Oregon

My commission expires March 15, 2008



TRUSTEE'S NOTICE OF SALE

Reference is made to that certain trust deed made by DONALD JACK KNIGHT, as grantor, to AMERITITLE, as trustee, in favor of HOME ADVANTAGE SERVICES, LLC, an Oregon limited liability company, as beneficiary, dated April, 1999, recorded April 5, 1999, in the Records of Klamath County, Oregon, in Book No. M99 at page 12198, covering the following described real property situated in the above-mentioned county and state, to-wit:

Lot 63, Block 1, Tract 1098, SPLIT RAIL RANCHOS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The default for which the foreclosure is made is failure to pay monthly payments of \$185.00 from July 27, 2006; and failure to pay the 2006-07 real property taxes.

The sum owing on the obligation secured by the trust deed is \$14,375.45, plus interest at the rate of 9.9% per annum from July 27, 2006, until paid, plus accrued late charges, title expenses, costs, trustee's and attorney's fees incurred herein by reason of said default, and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

Notice is hereby given that by reason of the default, beneficiary and trustee hereby elect to foreclose the trust deed by advertisement and sale pursuant to ORS 86.705 to ORS 86.795, and to cause to be sold at public auction to the highest bidder for cash the interest in the described property which grantor had, or had the power to convey, at the time of the execution by grantor of the trust deed, together with any interest grantor or grantor's successor in interest acquired after the execution of the trust deed, to satisfy the obligations secured by the trust deed and the expenses of the sale, including trustee's and attorney's fees.

The sale will be held on April 24, 2007, at the hour of 1:00 p.m., in accord with the standard of time established by ORS 187.110, at the following place: Klamath County Courthouse, 316 Main Street, Klamath Falls, County of Klamath, State of Oregon.

Notice is further given that any person named in ORS 86.753 has the right to have this foreclosure proceeding dismissed and the trust deed reinstated by payment of the entire amount then due (other than such portion of the principal 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 the notice of default, at any time prior to five days before the date last set for the sale.

Dated: December 8, 2006.
Bob Turner, Successor Trustee, PO Box 351, Bend, OR 97709.
#9012 February 7, 14, 21, 28, 2007.