

2007-018371

Klamath County, Oregon



00033933200700183710110118

10/24/2007 03:27:46 PM

Fee: \$71.00

WHEN RECORDED MAIL TO:

ForeclosureLink, Inc.
5006 Sunrise Blvd. #200
Fair Oaks, CA 95628

Recorder's Use

T.S. NO.: fc16541-5
Title Order: W770263

AFFIDAVIT OF MAILING NOTICE OF SALE

ATE: 64946

STATE OF California)
COUNTY OF Sacramento)

I, Lauren Meyer, 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 interested named in the attached original or copy of 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:

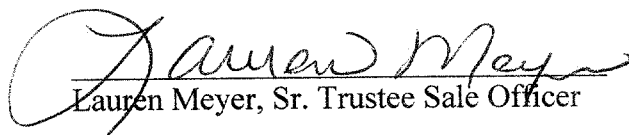
NAME & ADDRESS

CERTIFIED NO.

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 ForeclosureLink, Inc , 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 mail in Fair Oaks, California, on July 2, 2007. 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.


Lauren Meyer, Sr. Trustee Sale Officer

#71-A

Declaration of Mailing

Trustee's Sale No. fc16541-5

I, the undersigned, declare:

That I am an officer, agent, or employee of FORECLOSURELINK, INC.
whose business address is 5006 SUNRISE BLVD., SUITE 200, FAIR OAKS, CA 95628
I am over the age of eighteen years; On 07/02/2007 by Certified mail, enclosed in a sealed envelope with postage
fully prepaid, I deposited in the United States Post Office at Fair Oaks

Date: 07/02/2007

Mailing: Required

Page: 1

notices, a true and correct copy of which is hereunto attached and made part hereof, addressed to the following:

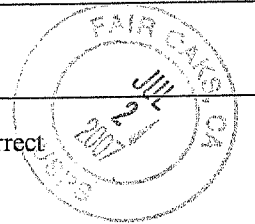
Number of Article	Name of Addressee, Street, and Post Office Address	Cert. Fee	R.R. Fee
71006309264039450993	JOSEPH S. POLK 335 PACIFIC TERRACE KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451006	JOSEPH STEVEN POLK 335 PACIFIC TERRACE KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451013	JACK POLK 335 PACIFIC TERRACE KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451020	JOSEPH S. POLK 3509 HILYARD AVENUE KLAMATH FALLS, OR 97603	\$2.65	\$2.15
71006309264039451037	JOSEPH STEVEN POLK 3509 HILYARD STREET KLAMATH FALLS, OR 97603	\$2.65	\$2.15
71006309264039451044	JACK POLK 3509 HILYARD STREET KLAMATH FALLS, OR 97603	\$2.65	\$2.15
71006309264039451051	JACK POLK 3509 HILYARD AVENUE KLAMATH FALLS, OR 97603	\$2.65	\$2.15
71006309264039451068	MELANIE MARIE POLK C/O PETER RICHARD, ATTORNEY AT LAW 303 PINE STREET KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451075	MELANIE MARIE POLK	\$2.65	\$2.15
		\$23.85	\$19.35

Number of Pieces by Sender	Number of Pieces Received	Postmaster (Name) Receiving Employee	Mail By (Name) Sending Employee
9	9	SC	

I certify (or Declare) under penalty of perjury under the laws of the State of CA that the foregoing is true and correct

7/2/07
(Date)

Melissa Caplan
(Declarant)



Declaration of Mailing

Trustee's Sale No. fc16541-5

I, the undersigned, declare:

That I am an officer, agent, or employee of FORECLOSURELINK, INC.
whose business address is 5006 SUNRISE BLVD., SUITE 200, FAIR OAKS, CA 95628

I am over the age of eighteen years; On 07/02/2007 by Certified mail, enclosed in a sealed envelope with postage fully prepaid, I deposited in the United States Post Office at Fair Oaks

notices, a true and correct copy of which is hereunto attached and made part hereof, addressed to the following:

Date: 07/02/2007

Mailing: Required

Page: 2

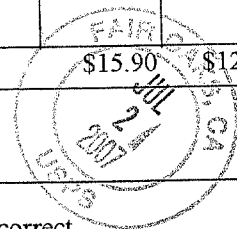
Number of Article	Name of Addressee, Street, and Post Office Address	Cert. Fee	R.R. Fee
71006309264039451082	C/O RUTH CHERRY, ATTORNEY AT LAW 303 PINE STREET KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451099	JOSEPH S. POLK 3509 JILYARD AVENUE KLAMATH FALLS, OR 97603	\$2.65	\$2.15
71006309264039451105	JOSEPH S. POLK C/O MYRON JOEL GITNES 216 PINE ST KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451112	JOSEPH STEVEN POLK C/O MYRON JOEL GITNES 216 PINE ST KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451129	MELANIE MARIE POLK C/O PETER J. RICHARD ASPELL DELLA-ROSE & RICHARD 122 S 5TH ST. KLAMATH FALLS, OR 97601	\$2.65	\$2.15
71006309264039451136	MELANIE MARIE POLK C/O RUTH A CHERRY, RUTH A CHERRY PC 2300 CLAIRMONT DR STE A KLAMATH FALLS, OR 97601	\$2.65	\$2.15
	SECURED FUNDING CORP., A CALIFORNIA CORPORATION 2955 REDHILL AVENUE COSTA MESA, CA 92626	\$2.65	\$2.15

Number of Pieces by Sender	Number of Pieces Received	Postmaster (Name) Receiving Employee	Mail By (Name) Sending Employee
6	6	SC	

I certify (or Declare) under penalty of perjury under the laws of the State of CA that the foregoing is true and correct

7/2/07
(Date)

Melissa Olsen
(Declarant)



Declaration of Mailing

Trustee's Sale No. fc16541-5

I, the undersigned, declare:

That I am an officer, agent, or employee of FORECLOSURELINK, INC.
whose business address is 5006 SUNRISE BLVD., SUITE 200, FAIR OAKS, CA 95628

I am over the age of eighteen years; On 07/02/2007 by Certified mail, enclosed in a sealed envelope with postage fully prepaid, I deposited in the United States Post Office at Fair Oaks

notices, a true and correct copy of which is hereunto attached and made part hereof, addressed to the following:

Date: 07/02/2007

Mailing: Required

Page: 3

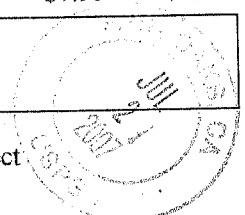
Number of Article	Name of Addressee, Street, and Post Office Address	Cert. Fee	R.R. Fee
71006309264039451143	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC P.O. BOX 2026 FLINT, MI 48501-2026	\$2.65	\$2.15
71006309264039451150	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC C/O SECURED FUNDING CORP., A CALIFORNIA CORP 2955 REDHILL AVENUE COSTA MESA, CA 92626	\$2.65	\$2.15
71006309264039451167	JACK POLK C/O MYRON JOEL GITNES 216 PINE ST KLAMATH FALLS, OR 97601	\$2.65	\$2.15
		\$7.95	\$6.45

Number of Pieces by Sender 3	Number of Pieces Received 3	Postmaster (Name) Receiving Employee SC	Mail By (Name) Sending Employee
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I certify (or Declare) under penalty of perjury under the laws of the State of CA that the foregoing is true and correct

7/2/07
(Date)

Melissa Carbin
(Declarant)



STATE OF California
COUNTY OF Sacramento

On October 22, 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared Lauren Meyer personally known to me (or provided to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature Marsha Townsend



W770263

**PROOF OF SERVICE
JEFFERSON STATE ADJUSTERS**

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 3509 Hilyard Ave Klamath Falls, OR 97603

☒ **PERSONALLY SERVED:** Original or True Copy to within named, personally and in person to Tracy Hunt 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 posting the above-mentioned documents to the Main Entrance of the address below.

☐ **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 2 day of July, 2007 I mailed a copy of the Trustee's Notice of Sale addressed to ___ 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 Chelsa Mark

3509 Hilyard Ave Klamath Falls, OR 97603
ADDRESS OF SERVICE

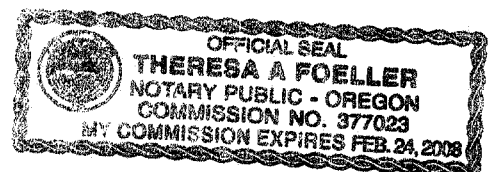
I further certify that I am a competent person 18 years of age or older and a resident of the state of service of the State of Oregon and that I am not a party to nor an officer, director, or employee of nor attorney for any party, Corporation or otherwise, that the person, firm or corporation served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

June 29, 2007 5:23pm
DATE OF SERVICE TIME OF SERVICE
☐ or non occupancy

By: Robert W. Bolenbaugh
ROBERT W. BOLENBAUGH

Subscribed and sworn to before on this 2nd day of July, 2007.

Theresa A Foeller
Notary Public for Oregon



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 # 9537

Public Notice

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:

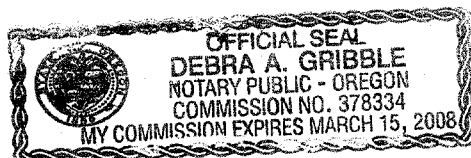
September 5, 12, 19 & 26 2007

Total Cost: \$1,119.29

Subscribed and sworn by Jeanine P Day
before me on: October 22, 2007

Notary Public of Oregon

My commission expires March 15, 2008



TRUSTEE'S
NOTICE OF SALE
Pursuant to O.R.S.
86.705, et seq. and
O.R.S. 79-5010, et
seq. Trustee No.:
FC16541-5 Loan No.:
00009800443377 Title
No.: W770263

Reference is made
to that certain Trust
Deed made by Jo-
seph S. Polk, as
Grantor, to National
Closing Solutions, as
Trustee, in favor of
Mortgage Electronic
Registration Sys-
tems Inc., Solely as
Nominee for Lender,
as Beneficiary, dat-
ed 12/20/2005, Re-
corded on 12/29/2005
as Document No.
M05-72058 in the
mortgage records of
Klamath County,
Oregon in
book/reel/volume
No. ---, page ---. The
beneficial interest
under said Trust
Deed and the obliga-
tions secured there-
by are presently
held by Mortgage
Electronic Registra-
tion Systems Inc.,
solely as nominee
for Lender Said
Trust Deed encum-
bers the following
described real prop-
erty situated in said
county and state, to-
wit: See Exhibit "A"
Attached for Legal
Description

Exhibit A

A Portion of Lots 11
and 12, Block 3, Al-
tamont Acres, in
the County of Klamath,

State of Ore-
gon, described as
follows: Beginning
at a point 75 feet
East of the South-
west corner of Lot
11, Block 3, Alta-
mont Acres; thence
East along the South
line of said Lot 11,
75 feet; thence
North and at Right
angles to Said South
line of Lot 11, 217.6
feet to the North
Line of Lot 12, Block
3, Altamont Acres;
thence West along
the North Line of
Lot 12, Block 3, Alta-
mont Acres, a Dis-
tance of 75 feet;
thence South 217.6
feet to the Place of
Beginning. Except-
ing therefrom the
South 5 feet thereof
deeded to Klamath
County for Road
purposes by Deed
Book 329, Page 589,
Deed Records of
Klamath County,
Oregon. Also Ex-
cepting therefrom
that Portion con-
veyed to Klamath
County in Deed Re-
corded July 11, 2001
in Book M01 at Page
33658, Microfilm Re-
cords of Klamath
County, Oregon.
Code 041 Map 3909-
003DC TL 04700
Key# 529583 Account
No.: R529583. The
street address or
other common des-
ignation, if any, of
the real property de-
scribed above is
purported to be:
3509 Hilyard Ave-
nue, Klamath Falls,
OR 97603. The un-
dersigned Trustee
disclaims any liabil-
ity for any incor-
rectness of the
above street address
or other common
designation.

Both the beneficiary
and the trustee have
elected to sell the
said real property to
satisfy the obliga-
tions secured by
said Trust Deed and
a Notice of Default
has been recorded
pursuant to Oregon
Revised Statutes
86.735 (3); the de-
fault for which the
foreclosure is made
is Grantor's failure
to pay when due, the
following sums:
monthly payments
of \$873.13 beginning
01/01/2007, together
with title expenses,
costs, trustee's fees
and attorney's fees
incurred herein by
reason of said de-
fault, and any fur-
ther sums advanced
by the beneficiary
for the protection of

the above described
real property and its
interest therein.

Also, if you have
failed to pay taxes
on the property, pro-
vide insurance on
the property or pay
other senior liens or
encumbrances as re-
quired in the note
and Deed of Trust,
the beneficiary may
insist that you do so
in order to reinstate
your account in good
standing. The bene-
ficiary may require
as a condition to re-
instatement that you
provide reliable
written evidence
that you have paid
all senior liens or
encumbrances,
property taxes, and
hazard insurance
premiums. These re-
quirements for rein-
statement should be
confirmed by con-
tacting the under-
signed Trustee.



By reason of said default, the beneficiary has declared all sums owing on the obligation secured by said Trust Deed immediately due and payable, said sums being the following: Principal balance of \$99,204.35 with interest thereon at the rate of 7.790% per annum from 12/01/2006, together with any late charge(s), delinquent taxes, insurance premiums, impounds and advances; senior liens and encumbrances which are delinquent or become delinquent together with title expense, costs, trustee's fees and any attorney's fees and court costs, and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

Wherefore, notice hereby is given that, LSI Title Company of Oregon, LLC, the undersigned trustee will, on 10/31/2007, at the hour of 10:00AM in accord with the standard of time as established by O.R.S. 187.110, At the main entrance to the County Courthouse, 316 Main St., Klamath Falls, OR, sell at public auction to the highest bidder for cash, the interest in the said described real property which the Grantor has or

had power to convey at the time of execution by him of the said Trust Deed, together with any interest which the Grantor his successors in interest acquired after the execution of said Trust Deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including reasonable charge by the trustee. Notice is further given that any person named in O.R.S. 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 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.

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 person owing an obligation, the performance of which is secured by said Trust Deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated: 6/18/2007.
LSI Title Company
of Oregon, LLC,
Trustee By: ForeclosureLink, Inc.,
Agent Lauren Meyer, Senior Trustee
Sale Officer. Direct
Inquiries to: Mortgage Electronic
Registration Systems, Inc., solely as
nominee for Lender
c/o ForeclosureLink, Inc., 5006
Sunrise Blvd. #200,
Fair Oaks, CA 95628.

(916) 962-3453 313763.
9/5, 9/12, 9/19,
09/26/2007.
#9537 September 5,
12, 19, 26, 2007.

TRUSTEE'S NOTICE OF SALE

Pursuant to O.R.S. 86.705, et seq. and O.R.S. 79-5010, et seq.

Trustee No.: fc16541-5 Loan No.: 00009800443377 Title No: W770263

Reference is made to that certain Trust Deed made by Joseph S. Polk, as Grantor, to National Closing Solutions, as Trustee, in favor of Mortgage Electronic Registration Systems Inc., solely as nominee for Lender, as Beneficiary, dated 12/20/2005, Recorded on 12/29/2005 as Document No. M05-72058, in the mortgage records of Klamath County, Oregon, in book/reel/volume No. ---, Page ---. The beneficial interest under said Trust Deed and the obligations secured thereby are presently held by Mortgage Electronic Registration Systems Inc., solely as nominee for Lender

Said Trust Deed encumbers the following described real property situated in said county and state, to-wit:

See Exhibit "A" Attached for Legal Description

ACCOUNT NO.: R529583

The street address or other common designation, if any, of the real property described above is purported to be: 3509 Hillyard Avenue, Klamath Falls, OR 97603

The undersigned Trustee disclaims any liability for any incorrectness of the above street address or other common designation.

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said Trust Deed and a Notice of Default has been recorded pursuant to Oregon Revised Statutes 86.735 (3); the default for which the foreclosure is made is Grantor's failure to pay when due, the following sums: monthly payments of \$873.13 beginning 01/01/2007, together with title expenses, costs, trustee's fees 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.

ALSO, if you have failed to pay taxes on the property, provide insurance on the property or pay other senior liens or encumbrances as required in the note and Deed of Trust, the beneficiary may insist that you do so in order to reinstate your account in good standing. The beneficiary may require as a condition to reinstatement that you provide reliable written evidence that you have paid all senior liens or encumbrances, property taxes, and hazard insurance premiums. These requirements for reinstatement should be confirmed by contacting the undersigned Trustee.

TRUSTEE'S NOTICE OF SALE

Trustee No.: fc16541-5 Loan No.: 00009800443377 Title No: W770263

By reason of said default, the beneficiary has declared all sums owing on the obligation secured by said Trust Deed immediately due and payable, said sums being the following:

Principal balance of \$99,204.35 with interest thereon at the rate of 7.790% per annum from 12/01/2006, together with any late charge(s), delinquent taxes, insurance premiums, impounds and advances; senior liens and encumbrances which are delinquent or become delinquent together with title expense, costs, trustee's fees and any attorney's fees and court costs, and any further sums advanced by the beneficiary for the protection of the above described real property and its interest therein.

WHEREFORE, notice hereby is given that, LSI Title Company of Oregon, LLC, the undersigned trustee will, on **10/31/2007, at the hour of 10:00AM** in accord with the standard of time as established by O.R.S. 187.110, **AT THE MAIN ENTRANCE TO THE COUNTY COURTHOUSE, 316 MAIN ST., KLAMATH FALLS, OR**, sell at public auction to the highest bidder for cash, the interest in the said described real property which the Grantor has or had power to convey at the time of execution by him of the said Trust Deed, together with any interest which the Grantor his successors in interest acquired after the execution of said Trust Deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including reasonable charge by the trustee.

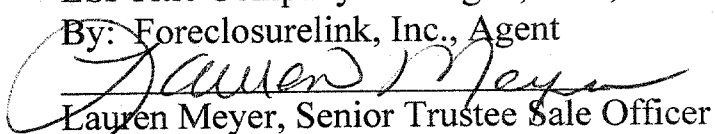
Notice is further given that any person named in O.R.S. 86.753 has the right, at any time prior to five days before the date last set for the sale, to have this foreclosure proceeding dismissed and the Trust Deed reinstated by payment to the beneficiary of the entire amount then due (other than such 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 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.

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 person owing an obligation, the performance of which is secured by said Trust Deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated: 6-18-07

LSI Title Company of Oregon, LLC, Trustee

By: Foreclosurelink, Inc., Agent


Lauren Meyer, Senior Trustee Sale Officer

DIRECT INQUIRIES TO: Mortgage Electronic Registration Systems Inc., solely as nominee for Lender c/o ForeclosureLink, Inc., 5006 Sunrise Blvd., #200, Fair Oaks, CA 95628 (916) 962-3453

Exhibit A

A portion of Lots 11 and 12, Block 3, ALTAMONT ACRES, in the County of Klamath, State of Oregon, described as follows:

Beginning at a point 75 feet East of the Southwest corner of Lot 11, Block 3, ALTAMONT ACRES; thence East along the South line of said Lot 11, 75 feet; thence North and at right angles to said South line of Lot 11, 217.6 feet to the North line of Lot 12, Block 3, ALTAMONT ACRES; thence West along the North line of Lot 12, Block 3, ALTAMONT ACRES, a distance of 75 feet; thence South 217.6 feet to the place of beginning.

EXCEPTING THEREFROM the South 5 feet thereof deeded to Klamath County for road purposes by Deed Book 329, Page 589, Deed Records of Klamath County, Oregon.

ALSO EXCEPTING THEREFROM that portion conveyed to Klamath County in Deed recorded July 11, 2001 in Book M01 at Page 33658, Microfilm Records of Klamath County, Oregon.

CODE 041 MAP 3909-003DC TL 04700 KEY# 529583