

2008-009570

Klamath County, Oregon



00049086200800095700020026

07/01/2008 09:11:28 AM

Fee: \$26.00

After recording return to:  
Duane Wm. Scultz, Attorney, P.C.  
219 NW "E" Street  
Grants Pass, OR 97526

TRUSTEE'S NOTICE OF SALE

This Notice pertains to a certain trust deed made by BRANDON E. BIRRI and JENNIFER L. BIRRI, as grantor, to FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON, as trustee, in favor of FORREST D. JAMISON and DOLORES M. JAMISON, as beneficiary, dated August 17, 2006, recorded August 23, 2006 in the mortgage records of Klamath County, Oregon, as Instrument No. 2006-016980, covering the following described real property situated in said county and state, to-wit:

**Legal: LOT 36 AND THE EASTERLY 60 FEET OF LOT 35 IN BLOCK 3 OF RIVERVIEW ADDITION ACCORDING TO THE OFFICIAL THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.**

**Situs: 2129 DOVER AVE., KLAMATH FALLS, OR 97601**

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 installment payments of \$529.06 each from October 28, 2007 to date, and continuing until paid, property taxes for 2006 and 2007, and insurance.**

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, to-wit:

**\$ 51,271.94 , plus interest at the rate of 12 % from October 28, 2007 , plus foreclosure costs, late fees, attorney fees, disbursements, and any amounts needed to protect Beneficiary's interest in the subject property.**

WHEREFORE, notice is hereby given that the undersigned trustee will on November 4, 2008 at the hour of 4:00 P.M., in accord with the standard of time established by ORS 187.110, at Front Door of Klamath County Courthouse, 316 Main Street , Klamath Falls, County of Klamath, State of Oregon, sell at public auction to the highest bidder for cash the interest in 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 expenses of sale, including a reasonable charge by the trustee. Notice is

