

2008-012824

Klamath County, Oregon



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09/15/2008 11:25:56 AM

Fee: \$26.00

MC83313

**TRUSTEE'S NOTICE OF DEFAULT
AND ELECTION TO SELL**

Douglas M. Stiles, as grantor, made, executed and delivered to AmeriTitle, as Trustee, to secure the performance of certain obligations including the payment of the principal sum of \$6,000.00, in favor of DMR Enterprises, LLC, an Oregon Limited Liability Company, as beneficiary, that certain trust deed dated September 19, 2006, and recorded September 25, 2006, in the official records of Klamath County, Oregon, as Document No. 2006-019183, covering the following described real property situated in said county:

Lot 6, Block 2, Trace No. 1027 MT. SCOTT MEADOWS according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

There is a default by the grantor owing in that the debt matured September 1, 2007 and has not been paid.

Grantor's failure just described is the default for which the foreclosure mentioned below is made.

By reason of said default, the beneficiary has declared all obligations secured by said trust deed immediately due, owing and payable, said sums being the following, to wit:

\$2,457.49, together with interest thereon at the rate of 9% per annum from January 1, 2008, until paid, plus trustee's fees, attorney's fees, foreclosure costs and any sums advanced by the beneficiary pursuant to the terms of said trust deed.

Notice hereby is given that the undersigned, by reason of said default, has elected and hereby does elect to foreclose said trust deed by advertisement and sale pursuant to Oregon Revised Statutes Section 86.705 to 86.795, and to cause to be sold at public auction to the highest bidder for cash the interest in the said described property which the grantor had, or had the power to convey, at the time of the execution by him of the trust deed, together with any interest the grantor or his successors in interest acquired after the execution of the trust deed, to satisfy the obligations secured by said trust deed and the expenses of the sale, including a reasonable charge by the trustee as provided by law, and the reasonable fees of trustee's attorneys.

Said sale will be held at the hour of 10:00 o'clock, a.m., Pacific Standard Time, as established by Section 187.110 of Oregon Revised Statutes, on February 12, 2009, at the following place: The offices of AmeriTitle, 300 Klamath Avenue, Klamath Falls, OR 97601..

Other than as shown of record, the trustee has no actual notice of any person having or

Return TO:

DAVIS, HEARN
SALADOFF & BRIDGES
A Professional Corporation
515 EAST MAIN STREET
ASHLAND, OREGON 97520
(541) 482-3111 FAX (541) 488-4455
www.davishearn.com

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*Trustee's Notice of Default
and Election to Sell -1-*

to the interest of the trustee in the trust deed, or of any successor in interest to the grantor or of any lessee or other person in possession of or occupying the property, except:

NAME AND LAST KNOWN ADDRESS NATURE OF RIGHT, LIEN OR INTEREST

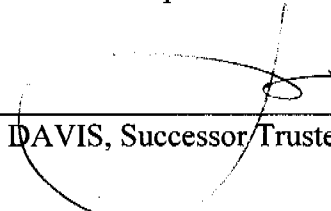
Douglas M. Stiles
2047 Lakeshore Drive
Klamath Falls OR 97601

Grantor, Fee Simple

Notice is further given that any person named in Section 86.760 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment of the entire amount due (other than such portion of said principal as would not then be due had no default occurred), together with costs, trustee's and attorney's fees, at any time prior to five days before the date set for said sale.

DATED this 12th day of September, 2008.

DAVIS, HEARN, SALADOFF & BRIDGES
A Professional Corporation



JACK DAVIS, Successor Trustee

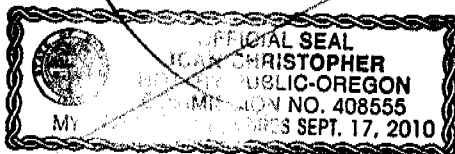
STATE OF OREGON)
) §
COUNTY OF JACKSON)

On this 12th day of September, 2008, personally appeared the above-named JACK DAVIS and acknowledged the foregoing instrument to be his voluntary act and deed. Before me:



Notary Public for Oregon

My Commission Expires: 9/17/2010



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