

2009-005693

Klamath County, Oregon



00064828200900056930170172

04/24/2009 03:46:59 PM

Fee: \$111.00

Recording Requested By:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601

When Recorded Return To:

Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements:

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

COVER SHEET

DOCUMENT:

Affidavit of Mailing

Affidavit of Service

Affidavit of Publication

ORIGINAL GRANTOR ON TRUST DEED:

Rhonda J. McKelvey

ORIGINAL BENEFICIARY ON TRUST DEED:

MERS

\$111 ATE

When recorded mail to:
DEFAULT RESOLUTION NETWORK
17911 Von Karman Ave, Suite 275
Irvine, CA 92614
Phone: 949-622-5730
Fax: 949-622-5740

Loan # 89004510
TS # OR 09-00237-6 -OR
Title Order # 090036143-OR-GNO
Grantor: RONDA J. MCKELVEY, AN UNMARRIED WOMAN

AFFIDAVIT OF MAILING



Walz Affidavit #: 447377

AFFIDAVIT OF MAILING

Default Resolution Network

Date: 02/25/2009

Ref. No.: 09-00237-6

MailbatchID:

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

The declarant, whose signature appears below, states that he is over the age of eighteen (18) years; is employed in Riverside County, California; acting on behalf of Default Resolution Network; is not a party to the within action; and that on February 25, 2009, he personally served the Notice, of which the annexed is a true copy, by depositing in the United States Mail a copy of such Notice in a sealed envelope, sent First Class, with postage prepaid, such envelope being addressed to the person(s) named at the addresses below.

I declare under penalty of perjury that the foregoing is true and correct.

X _____
Affiant Wilfred Solares

2216056561
REF #: 09-00237-6
RONDA J MCKELVEY
152512 WAGON TRAIL ROAD
LA PINE, OR 97739

2216056562
REF #: 09-00237-6
RONDA J MCKELVEY
PO BOX 2255
HILLSBORO, OR 97123

2216056563
REF #: 09-00237-6
RONDA J MCKELVEY
152512 WAGON TRAIL RD
LA PINE, OR 97739

2216056564
REF #: 09-00237-6
RONDA J MCKELVEY
152512 WAGON TRAIL ROAD
LA PINE, OR 97739-9399

2216056565
REF #: 09-00237-6
RONDA J MCKELVEY
152512 WAGON TRAIL RD
LA PINE, OR 97739-9399

2216056566
REF #: 09-00237-6
RONDA J MCKELVEY
PO BOX 2635
LA PINE, OR 97739

2216056567
REF #: 09-00237-6
OCCUPANT
152512 WAGON TRAIL ROAD
LA PINE, OR 97739

AFFIDAVIT OF MAILING

Default Resolution Network

Date: 02/25/2009

Ref. No.: 09-00237-6

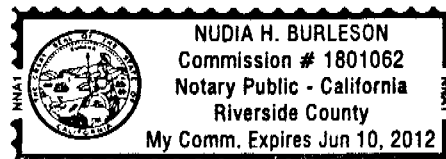
MailbatchID:

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

Subscribed and sworn to (or affirmed) before me on this 16th day of March (month),
2009 (year), by Wilfred Solares, proved to me on the basis of satisfactory evidence to be
the person who appeared before me.

(Signature of Notary)

(Seal of Notary)



TRUSTEE'S NOTICE OF SALE

Loan No: 89004510
T.S. No.: 09-00237-6 -OR

Reference is made to that certain deed made by, RONDA J. MCKELVEY, AN UNMARRIED WOMAN as Grantor to FIRST AMERICAN TITLE INSURANCE COMPANY, as trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC, as Beneficiary, recorded on October 5, 2006, as Book 2006 and Page 20105 of Official Records in the office of the Recorder of Klamath County, OR to-wit:

APN: R-2309-001C0-07100-000

LOT 18, BLOCK 6, WAGON TRAIL ACREAGES NO. 1, SECOND ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

Commonly known as:
152512 WAGON TRAIL ROAD, LA PINE, OR 97739

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and notice has been recorded pursuant to Section 86.735(3) of Oregon Revised Statutes: the default for which the foreclosure is made is the grantor's: **failed to pay payments which became due; together with late charges due; together with other fees and expenses incurred by the Beneficiary;**

Monthly Payment \$974.10
Monthly Late Charge \$35.47

By this reason of said default the beneficiary has declared all obligations secured by said deed of trust immediately due and payable, said sums being the following, to-wit: The sum of \$ 137,338.05 together with interest thereon at the rate of 6.50000 % per annum from 09/01/2008 until paid; plus all accrued late charges thereon; and all trustee's fees, foreclosure costs and any sums advanced by the beneficiary pursuant to the terms of said deed of trust.

Whereof, notice hereby is given that FIDELITY NATIONAL TITLE INSURANCE COMPANY, the undersigned trustee will on **06/17/2009** at the hour of **10:00 AM**, Standard of Time, as established by section 187.110, Oregon Revised Statutes, **at the main entrance to the County Courthouse, 316 Main St., Klamath Falls, OR** County of Klamath, State of Oregon, sell at public auction to the highest bidder for cash the interest in the 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 further given that any person named in Section 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee's and attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or trust deed, at any time prior to five days before the date last set for sale. **FOR FURTHER INFORMATION, PLEASE CONTACT FIDELITY NATIONAL TITLE INSURANCE COMPANY, 17911 Von Karman Ave, Suite 275, Irvine, CA 92614 949-622-5730 TRUSTEE SALE LINE 714-573-1965 www.priorityposting.com**

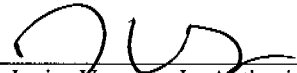
TRUSTEE'S NOTICE OF SALE

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

Dated: February 23, 2009

FIDELITY NATIONAL TITLE INSURANCE
COMPANY

Signature By



Javier Vasquez Jr, Authorized Signor

STATE OF CA
COUNTY OF Orange

I, the undersigned, certify that I am the Trustee Sale Officer, and that the foregoing is a complete and exact copy of the original Trustee's Notice of Sale.



Javier Vasquez Jr, Authorized Signor

2009-001684**Klamath County, Oregon****NOTICE OF DEFAULT AND ELECTION TO SELL**RE: Trust Deed from: RONDA J. MCKELVEY, AN
UNMARRIED WOMAN, GrantorTo: Fidelity National Title Insurance Company,
Successor Trustee

After recording return to (name, address, zip):

ATE 66452

Fidelity National Title Insurance Company
17911 Von Karman Ave, Suite 275
Irvine, CA 92614

00080181200900016840030030

02/10/2009 03:03:29 PM

Fee: \$31.00

TS No: 09-00237-6 -OR - Loan No: 89004510

Reference is made to that certain trust deed made by RONDA J. MCKELVEY, AN UNMARRIED WOMAN, as grantor, to FIRST AMERICAN TITLE INSURANCE COMPANY, as trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC, as beneficiary, dated as of October 3, 2006, and recorded October 5, 2006, in the Records of Klamath County, Oregon, Instrument No. 2006-020105, covering the following described real property situated in the above-mentioned county and state, to wit:

APN: 2309-00100-07100-000 - LOT 18, BLOCK 6, WAGON TRAIL ACREAGES NO. 1, SECOND ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

The undersigned hereby certifies that no assignments of the trust deed by the trustee or by the beneficiary and no appointments of a successor trustee have been made, except as recorded in the records of the county or counties in which the above described real property is situated. Further, no action has been instituted to recover the debt, or any part thereof, now remaining secured by the trust deed, or, if such action has been instituted, such action has been dismissed except as permitted by ORS 86.735(4).

There is a default by grantor or other person owing an obligation, performance of which is secured by the trust deed, or by the successor in interest, with respect to provisions therein which authorize sale in the event of such provision. The default for which foreclosure is made is grantor's failure to pay when due the following sums:
Principal balance \$137,338.05

Delinquent Payments

<u>FROM</u>	<u>THRU</u>	<u>NO. PMTS</u>	<u>INT. RATE</u>	<u>AMOUNT</u>	<u>GRAND TOTAL</u>
10/01/2008	01/01/2009	4	6.50000%	\$974.10	\$3,896.40

Late Charges

Grand Total Late Charges	\$106.41
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Beneficiary's Advances, Costs and Expenses

Corporate Advances	\$565.04
Grand Total	\$565.04

Attorney's Fees and Costs	\$ 1,270.00
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GRAND TOTAL REQUIRED TO REINSTATE	\$5,837.85
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\$31 ATE

TS No :09-00237-6-OR

Loan No: 89004510

By reason of the default, the beneficiary has declared all sums owing on the obligation secured by the trust deed immediately due and payable, those sums being the following, to-wit: failed to pay payments which became due; together with late charges due; together with other fees and expenses incurred by the Beneficiary;

Notice hereby is given that the beneficiary and trustee, by reason of default, have elected and do hereby elect to foreclose the trust deed by advertisement and sale pursuant to ORS 86.705 to 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 the compensations of the trustee as provided by law, and the reasonable fees of trustee's attorneys.

The Sale will be held at the hour of **10:00 AM**, in accord with the standard of time established by ORS 187.110, on **June 17, 2009**, at the following place: **At the main entrance to the County Courthouse, 316 Main St., Klamath Falls, OR**

FOR SALE INFORMATION CALL: 714-573-1965

Website for Trustee's Sale Information: **www.priorityposting.com**

Other than as shown of record, neither the beneficiary nor the trustee has any actual notice of any person having or claiming to have any lien upon or interest in the real property hereinabove described subsequent to the interest of the trustee in the trust deed, or of any successor in interest to grantor or of any lessee or other person in possession of or occupying the property except:

RONDA J. MCKELVEY
162612 WAGON TRAIL ROAD
LA PINE, OR 97739

10 DAY

RONDA J. MCKELVEY
PO BOX 2255
HILLSBORO, OR 97123

Borrower


Notice is further given that any person named in ORS 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), together with costs, trustee's and attorney's fees, by curing any other default complained of herein that is capable of being cured by tendering the performance required under the obligation or trust deed, at any time prior to five days before the date last set for sale.

FOR FURTHER INFORMATION CONTACT:
DEFAULT RESOLUTION NETWORK
17911 Von Karman Ave, Suite 275
Irvine, CA 92614
949-622-5730

In construing this notice, the singular includes the plural, the word "grantor" includes any successor in interest to this grantor as well as any other person owing an obligation, the performance of which is secured by the trust deed, and the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated February 9, 2009

Fidelity National Title Insurance Company, Successor Trustee


Lorena Enriquez, Authorized Signor

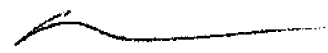
State of California
County of Orange

}ss.
}ss

On February 9, 2009, before me, Ryan M. Bradford, a Notary Public, personally appeared Lorena Enriquez, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.


Ryan M. Bradford # 1807784
My Commission Expires 7/28/2012



(Seal)



AFFIDAVIT OF MAILING

Default Resolution Network

Date: 02/18/2009

Ref. No.: 09-00237-6

MailbatchID:

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

The declarant, whose signature appears below, states that he is over the age of eighteen (18) years; is employed in Riverside County, California; acting on behalf of Default Resolution Network; is not a party to the within action; and that on February 18, 2009, he personally served the Notice, of which the annexed is a true copy, by depositing in the United States Mail a copy of such Notice in a sealed envelope, sent First Class, with postage prepaid, such envelope being addressed to the person(s) named at the addresses below.

I declare under penalty of perjury that the foregoing is true and correct.

X _____
Affiant Wilfred Solares

2215755408
REF #: 09-00237-6
RONDA MCKELVEY
P.O. BOX 2255
HILLSBORO, OR 97123

2215755409
REF #: 09-00237-6
RONDA J MCKELVEY
152512 WAGON TRAIL ROAD
LA PINE, OR 97739

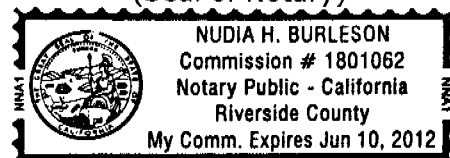
2215755410
REF #: 09-00237-6
RONDA J MCKELVEY
PO BOX 2255
HILLSBORO, OR 97123

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

Subscribed and sworn to (or affirmed) before me on this 11th day of March (month), 2009 (year), by Wilfred Solares, proved to me on the basis of satisfactory evidence to be the person who appeared before me.

(Signature of Notary)

(Seal of Notary)



NOTICE:
YOU ARE IN DANGER OF LOSING
YOUR PROPERTY IF YOU DO NOT
TAKE ACTION IMMEDIATELY

Re: TS#: 09-00237-6
Loan #: 89004510

This notice is about your mortgage loan on your property at 152512 WAGON TRAIL ROAD, LA PINE, OR 97739

Your lender has decided to sell this property because the money due on your mortgage loan has not been paid on time or because you have failed to fulfill some other obligation to your lender. This is sometimes called "foreclosure."

The amount you would have had to pay as of February 13, 2009 to bring your mortgage loan current was \$5,837.85. The amount you must now pay to bring your loan current may have increased since that date. By law, your lender has to provide you with details about the amount you owe, if you ask. You may call (800) 365-0089 to find out the exact amount you must pay to bring your mortgage loan current and to get other details about the amount you owe. You may also get these details by sending a request by certified mail to: GREEN TREE SERVICING LLC at 9600 CENTER AVE., SUITE 160 RANCHO CUCAMONGA, CA 91730

THIS IS WHEN AND WHERE
YOUR PROPERTY WILL BE SOLD
IF YOU DO NOT TAKE ACTION:

Date and time: June 17, 2009 at 10:00 AM

Place: At the main entrance to the County Courthouse, 316 Main St., Klamath Falls, OR

THIS IS WHAT YOU CAN DO
TO STOP THE SALE:

1. You can pay the amount past due or correct any other default, up to five days before the sale.
2. You can refinance or otherwise pay off the loan in full anytime before the sale.

3. You can call GREEN TREE SERVICING LLC at (800) 365-0089 to find out if your lender is willing to give you more time or change the terms of your loan.

4. You can sell your home, provided the sale price is enough to pay what you owe.

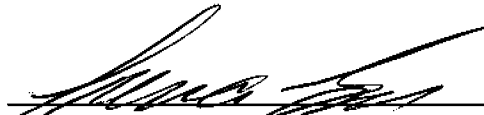
There are government agencies and nonprofit organizations that can give you information about foreclosure and help you decide what to do. For the name and telephone number of an organization near you, please call the statewide telephone contact number at 800-SAFENET(800-723-3638). You may also wish to talk to a lawyer. If you need help finding a lawyer, you may call the Oregon State Bar's Lawyer Referral Service at 503-684-3763 or toll-free in Oregon at 800-452-7636 or you may visit its website at: <http://www.osbar.org>. Legal assistance may be available if you have a low income and meet federal poverty guidelines. For more information and a directory of legal aid programs, go to <http://oregonlawhelp.org>.

WARNING: You may get offers from people who tell you they can help you keep your property. You should be careful about those offers. Make sure you understand any papers you are asked to sign. If you have any questions, talk to a lawyer or one of the organizations mentioned above before signing.

February 13, 2009

Trustee name: FIDELITY NATIONAL TITLE INSURANCE COMPANY

Trustee signature:



Lorena Enriquez

Authorized Signature

Trustee telephone number: 949-622-5730

FIDELITY NATIONAL TITLE INSURANCE COMPANY

17911 Von Karman Ave, Suite 275 , Irvine, CA 92614

When recorded mail to:
DEFAULT RESOLUTION NETWORK
17911 Von Karman Ave, Suite 275
Irvine, CA 92614
Phone: 949-622-5730
Fax: 949-622-5740

Loan # 89004510
TS # OR 09-00237-6 -OR
Title Order # 090036143-OR-GNO
Grantor: RONDA J. MCKELVEY, AN UNMARRIED WOMAN

AFFIDAVIT OF SERVICE

AFFIDAVIT OF SERVICE

Trustee's Notice of Sale

540462
09-00237-6

Case Number: 09-00237-6-OR

Beneficiary:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

vs.

Grantor:
RONDA J MCKELVEY

For:
Capitol Investigation Company, Ltd.
P.O. Box 3225
Portland, OR 97208

Received by Tri-County Legal Process Service to be served on **OCCUPANTS, 152512 WAGON TRAIL ROAD, LA PINE, OR 97739.**

I, Peggy Spencer, being duly sworn, depose and say that on the **27th day of February, 2009 at 2:00 pm, I:**

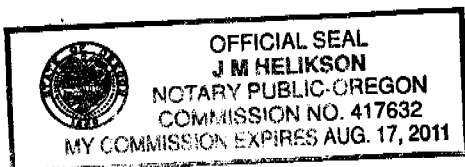
I made service of Trustee's Notice of Sale upon the individuals and/or entities named below by delivering a copy of the Trustee's Notice of Sale, upon an OCCUPANT at the following address: 152512 WAGON TRAIL ROAD, LA PINE, OR 97739 (property address) in the manner of:

On 2/27/2009 at 2:00 pm, I attempted personal service at the Property Address. I received no answer at the front door. At that time, I POSTED such copy conspicuously on the front door, pursuant to ORS 86.750 (1)(b)(A).

On 3/3/2009, at 6:44 pm, I returned to the Property address and, again, received no answer at the front door. At that time, I POSTED another such copy conspicuously on the front door, pursuant to ORS 86.750 (1)(b)(B).

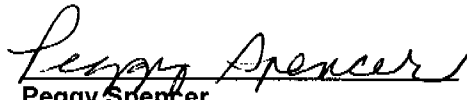
On 3/7/2009 at 3:00 pm, I returned to the Property Address, and served RHONDA MCKELVEY as OCCUPANT.

I certify that I am a competent person, over the age of 18, a resident of the State of Oregon, not a party or an officer, director, or employee of, nor an attorney for any party, corporate or otherwise.



Subscribed and Sworn to before me on the 9th day of March, 2009 by the affiant who is personally known to me


NOTARY PUBLIC


Peggy Spencer
Process Server

Tri-County Legal Process Service
P.O. Box 309
Bend, OR 97709
(541) 317-5680

Our Job Serial Number: 2009002777
Ref: 09-05464-M

6/17

ATTORNEY OR PARTY WITHOUT ATTORNEY: Capitol Investigation Company, Ltd. P.O. Box 3225 Portland, OR 97208 TELEPHONE NO.: (503) 284-8888 ATTORNEY FOR:	FOR COURT USE ONLY
COURT OF , COUNTY OF	
BENEFICIARY: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. GRANTOR: RONDA J MCKELVEY	CASE NUMBER: 09-00237-6-OR
DECLARATION OF MAILING	Ref. No. or File No.: 09-05464-M

- I, , am at least 18 years of age and not a party to this action.
- Documents mailed:
 Trustee's Notice of Sale
- A true copy of the documents were sealed in an envelope and placed in the United States mail with First Class postage prepaid as follows:


Date: 3/9/09
 Location:
 Addressed: OCCUPANTS
 152512 WAGON TRAIL ROAD
 LA PINE, OR 97739

- Person performing mailing:

Name:
 Firm: Tri-County Legal Process Service
 Address: P.O. Box 309
 Bend, OR 97709
 Telephone number: (541) 317-5680

- I declare under penalty of perjury under the laws of the State of that the foregoing is true and correct.

Date: 3/9/09


 (PRINTED NAME)


 (SIGNATURE)

When recorded mail to:
DEFAULT RESOLUTION NETWORK
17911 Von Karman Ave, Suite 275
Irvine, CA 92614
Phone: 949-622-5730
Fax: 949-622-5740

Loan # 89004510
TS # OR 09-00237-6 -OR
Title Order # 090036143-OR-GNO
Grantor: RONDA J. MCKELVEY, AN UNMARRIED WOMAN

AFFIDAVIT OF PUBLICATION

09-002376

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, Heidi Wright, Publisher,
being first duly sworn, depose and say
that I am 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 # 10976

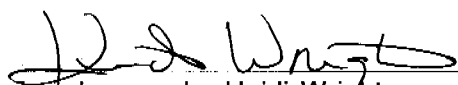
Notice of Sale/Ronda J. McKelvey

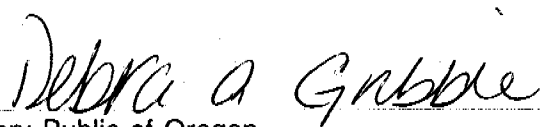
a printed copy of which is hereto annexed,
was published in the entire issue of said
newspaper for: (4)
Four

Insertion(s) in the following issues:

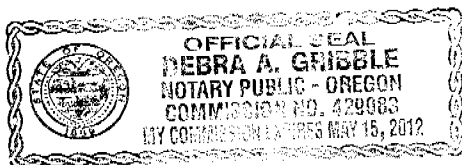
February 28, March 7, 14, 21, 2009

Total Cost: \$901.81


Subscribed and sworn by Heidi Wright
before me on: March 21, 2009


Notary Public of Oregon

My commission expires May 15, 2012



Trustee's Notice Of Sale Loan No.: 89004510 T.S. No.: 09-00237-6-OR

Reference is made to that certain deed made by, Ronda J. McKelvey, an unmarried woman as Grantor to First American Title Insurance Company, as Trustee, in favor of Mortgage Electronic Registration Systems, Inc as Beneficiary, recorded 10/05/2006, as book 2006 and page 20105 of Official Records in the office of the Recorder of Klamath County, OR to-wit: APN: R-2309-001C0-07100-000 Lot 18, block 6, Wagon Trail Acreages No. 1, second addition, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon. Commonly known as: 152512 Wagon Trail Road, La Pine, OR 97739.

Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said trust deed and notice has been recorded pursuant to Section 86.735 (3) of Oregon Revised Statutes; the default for which the foreclosure is made is the grantor's: failed to pay payments which became due; together with late charges due; together with other fees and expenses incurred by the Beneficiary; Monthly Payment \$974.10 Monthly Late Charge \$35.47.

By this reason of said default, the beneficiary has declared all obligations secured by said deed of trust immediately due and payable, said sums being the following, to wit: The sum of \$137,338.05 together with interest thereon at the rate of 6.50000% per annum from 09/01/2008 until paid; plus all accrued late charges thereon; and all trustee's fees, foreclosure costs and any sums advanced by the beneficiary pursuant to the terms of said deed of trust.

Whereof, notice hereby is given that, Fidelity National Title Insurance Company, the undersigned trustee will, on 6/17/2009, at the hour of 10:00 AM, Standard of Time as established by section 187.110, Oregon Revised Statutes, at At the main entrance to the County Courthouse, 316 Main St., Klamath Falls, OR, County of Klamath, State of Oregon, sell at public auction to the highest bidder for cash, the interest in the said described real property which the grantor had or had power to convey to and through the trustee 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 further given that any person named in section 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee's and attorney's fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation of trust deed, at any time prior to five days before the date last set for sale. For further information, please contact Fidelity National Title Insurance Company, 17911 Von Karman Ave, Suite 275, Irvine, CA 92614 949-622-5730 Trustee Sale Line 714-200-7000
www.priorityposting.com

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 persons owing an obligation, the performance of which is secured by said trust deed, the words "trustee" and "beneficiary" include their respective successors in interest, if any. Dated: 2/23/2009 Fidelity National Title Insurance Company Signature By Javier Vasquez Jr, Authorized Signor State of CA County of Orange I, the undersigned certify that I am the Trustee Sale Officer, and that the foregoing is a complete and exact copy of the original Trustee's Notice of Sale. Javier Vasquez Jr, Authorized Signor P540462 2/28, 3/7, 3/14, 03/21/2009
#10976 February 28, March 7, 14, 21, 2009.