

After recording, return to:  
William M. Ganong  
Attorney at Law  
514 Walnut Avenue  
Klamath Falls OR 97601



00068892200900091560020027

07/06/2009 08:48:41 AM

Fee: \$26.00

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**NOTICE OF DEFAULT AND ELECTION TO SELL**

Pursuant to ORS 86.705-795, the undersigned Trustee and the Beneficiary have elected to foreclose the following described Trust Deed in the manner provided by said statute.

1.   A.   Grantor:           Michael True  
      B.   Successor Trustee:       William M. Ganong  
      C.   Beneficiary: Vernon M. Haddeland and Marlene Ann  
            Haddeland
2.   The legal description of the property covered by the subject Trust Deed is:

Lot 46, Pleasant Home Tracts No. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Klamath County Assessor's Account Nos.  
3909-002AD-04300-000 and Property ID No. 513947 and  
M106064

The book, page number, and the date the subject Trust Deed was recorded in the Mortgage Records of Klamath County, Oregon are:

Book: M05           Page: 48452       Date Recorded: June 27, 2005

3.   The defaults for which the foreclosure is made are the Grantor's failure to pay the monthly installment payments of \$363.21 each due on the 27th day of every month since March 27, 2009, plus the collection escrow fee of \$5 per month since March 27, 2009. In addition, the real property taxes for the 2008-2009 tax year in the sum of \$1,111.26 are unpaid and delinquent.
4.   The principal and interest owing on the obligation secured by the subject Trust Deed as of June 29, 2009 is \$49,078.30, plus interest at the Note rate of 8.0% from June 30, 2009 until paid in full.
5.   The Beneficiary and the Trustee have elected to foreclose the above referenced Trust Deed pursuant to the provisions of Oregon Revised Statutes 86.705 to 86.795.

6. The Trustee will conduct a sale of the above described property at 10:00 a.m. on the 16th day of November, 2009 at the front entrance to the office of William M. Ganong at 514 Walnut Avenue, Klamath Falls, Oregon.

7. Pursuant to ORS 86.753, the Grantors, the Grantors' successor in interest to all or any part of the above described property, any beneficiary under a subordinate Trust Deed, or any person having a subordinate lien or encumbrance of record on the property, may cure the default or defaults at any time prior to five days before the above said date of sale by paying the entire amount due at the time of cure under the terms of the obligation, other than such portion as would not then be due had no default occurred. In addition, the person affecting the cure shall pay all costs and expenses actually incurred in enforcing the obligation and Trust Deed, together with the Trustee's and attorney's fees specified in the said statute.

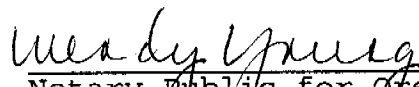
In construing this instrument, the masculine gender includes the feminine and the neuter, the singular includes the plural, the word "grantor" includes any successor in interest to the grantor as well as any other persons owing an obligation, the performance of which is secured by said Trust Deed, the words "trustee" and "beneficiary" include their respective successors in interest, if any.

Dated this 30 day of June, 2009.

  
William M. Ganong, Trustee

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on June 30, 2009 by William M. Ganong as Trustee.

  
Notary Public for Oregon  
My commission expires: 8.30.2011

