

PUBLICNOTICES

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September 10, 2012.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: NONE

“THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR’S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES, SECTION 582.032, DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.”

Dated: January 6, 2012
WELLS FARGO BANK, N.A.
Mortgagee

REITER & SCHILLER, P.A.
Rebecca F. Schiller, Esq.
Sarah J.B. Adam, Esq.
N. Kibongni Fondungallah, Esq.
James J. Pauly, Esq.
Brian F. Kidwell, Esq.
Steven R. Pennock, Esq.
Attorneys for Mortgagee
25 North Dale Street
St. Paul, MN 55102-2227
(651) 209-9760
(E6304)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA
Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises
1930 Iris Drive, Watertown, MN 55388-8404

(2) Transaction Agent
Mortgage Electronic Registration Systems, Inc., a Delaware corporation as nominee for Mortgage and Investment Consultants, a Minnesota corporation

(3) Name of Mortgage Originator (Lender)

Mortgage Electronic Registration Systems, Inc., a Delaware corporation as nominee for Mortgage and Investment Consultants, a Minnesota corporation

(4) Residential Servicer
Wells Fargo (800) 416-1472

(5) Tax Parcel Identification Number 85.5350190

(6) Transaction Agent’s Mortgage ID Number (MERS number) 100162500017676710

(Published in the Chaska Herald on Thursday, January 19, 26 and February 2, 9, 16, 23, 2012; No. 6851)

NOTICE OF MORTGAGE FORECLOSURE SALE

THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION.

NOTICE IS HEREBY GIVEN: That default has occurred in the conditions of the following described mortgage:

DATE OF MORTGAGE: February 17, 2003

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$143,868.00

MORTGAGOR(S): Karen R. Haakenson, an unmarried person

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., a Delaware corporation as nominee for Pulte Mortgage LLC, a Delaware limited liability company

DATE AND PLACE OF FILING: Filed March 7, 2003, Carver County Recorder; Document No. A-343203

ASSIGNMENTS OF MORTGAGE: Assigned to: Wells Fargo Bank, N.A.

LEGAL DESCRIPTION OF PROPERTY: Unit No. 51, Common Interest Community No. 49, Arboretum Village Village Homes, a condominium, Carver County, Minnesota

STREET ADDRESS OF PROPERTY: 7791 Village Place, Chanhassen, MN 55317

COUNTY IN WHICH PROPERTY IS LOCATED: Carver County, Minnesota

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$137,239.36

That no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes;

PURSUANT, to the power of sale contained in said mortgage, the above described property will be sold by the Sheriff of said county as follows:

DATE AND TIME OF SALE: March 15, 2012 at 10:00 am

PLACE OF SALE: Carver County Sheriff’s office, North Main Entrance of the Carver County Justice Center, Main Lobby, 606 East Fourth Street, Chaska, Minnesota

to pay the debt then secured by said mortgage and taxes, if any actually paid by the mortgagee, on the premises and the costs and disbursements allowed by law. The time allowed by law for redemption by said mortgagor(s), their personal representatives or assigns is six (6) months from the date of sale.

Unless said mortgage is reinstated or the property redeemed, or unless the time for redemption is reduced by judicial order, you must vacate the premises by 11:59 p.m. on September 17, 2012.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: KAREN R. HAAK-ENSON

“THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR’S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES, SECTION 582.032, DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.”

Dated: January 12, 2012
WELLS FARGO BANK, N.A.
Mortgagee

REITER & SCHILLER, P.A.
Rebecca F. Schiller, Esq.
Sarah J.B. Adam, Esq.
N. Kibongni Fondungallah, Esq.
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Steven R. Pennock, Esq.
Attorneys for Mortgagee
25 North Dale Street
St. Paul, MN 55102-2227
(651) 209-9760
(E6581)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA
Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises
9680 Washington Blvd., Unit 4, Chanhassen, MN 55317

(2) Transaction Agent
Wells Fargo Bank, N.A.

(3) Name of Mortgage Originator (Lender)
Wells Fargo Bank, N.A.

(4) Residential Servicer
Wells Fargo (800) 416-1472

(5) Tax Parcel Identification Number 25.4261104

(6) Transaction Agent’s Mortgage ID Number (MERS number) None

(Published in the Chaska Herald on Thursday, January 19, 26 and February 2, 9, 16, 23, 2012; No. 6855)

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Sarah J.B. Adam, Esq.
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Attorneys for Mortgagee
25 North Dale Street
St. Paul, MN 55102-2227
(651) 209-9760
(E2449)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA
Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises
7791 Village Place, Chanhassen, MN 55317

(2) Transaction Agent
Mortgage Electronic Registration Systems, Inc., a Delaware corporation as nominee for Pulte Mortgage LLC, a Delaware limited liability company

(3) Name of Mortgage Originator (Lender)
Mortgage Electronic Registration Systems, Inc., a Delaware corporation as nominee for Pulte Mortgage LLC, a Delaware limited liability company

(4) Residential Servicer
Wells Fargo (800) 416-1472

(5) Tax Parcel Identification Number 25.0630510

(6) Transaction Agent’s Mortgage ID Number (MERS number) 10005740000644338

(Published in the Chaska Herald on Thursday, January 19, 26 and February 2, 9, 16, 23, 2012; No. 6852)

NOTICE OF MORTGAGE FORECLOSURE SALE

THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION.

NOTICE IS HEREBY GIVEN: That default has occurred in the conditions of the following described mortgage:

DATE OF MORTGAGE: December 10, 2009

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$205,543.00

MORTGAGOR(S): Olga Nichols, a single person

MORTGAGEE: Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING: Filed December 28, 2009, Carver County Recorder; Document No. A512699

ASSIGNMENTS OF MORTGAGE: Assigned to: None

LEGAL DESCRIPTION OF PROPERTY: Liberty on Bluff Creek Condominium, Unit No. 1104, Common Interest Community No. 97

STREET ADDRESS OF PROPERTY: 9680 Washington Blvd., Unit 4, Chanhassen, MN 55317

COUNTY IN WHICH PROPERTY IS LOCATED: Carver County, Minnesota

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$206,764.67

That no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes;

PURSUANT, to the power of sale contained in said mortgage, the above described property will be sold by the Sheriff of said county as follows:

DATE AND TIME OF SALE: March 2, 2012 at 10:00 am

PLACE OF SALE: Carver County Sheriff’s office, North Main Entrance of the Carver County Justice Center, Main Lobby, 606 East Fourth Street, Chaska, Minnesota

to pay the debt then secured by said mortgage and taxes, if any actually paid by the mortgagee, on the premises and the costs and disbursements allowed by law. The time allowed by law for redemption by said mortgagor(s), their personal representatives or assigns is six (6) months from the date of sale.

Unless said mortgage is reinstated or the property redeemed, or unless the time for redemption is reduced by judicial order, you must vacate the premises by 11:59 p.m. on September 4, 2012.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: NONE

“THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR’S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES, SECTION 582.032, DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.”

Dated: January 12, 2012
WELLS FARGO BANK, N.A.
Mortgagee

REITER & SCHILLER, P.A.
Rebecca F. Schiller, Esq.
Sarah J.B. Adam, Esq.
N. Kibongni Fondungallah, Esq.
James J. Pauly, Esq.
Brian F. Kidwell, Esq.
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Attorneys for Mortgagee
25 North Dale Street
St. Paul, MN 55102-2227
(651) 209-9760
(E6581)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA
Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises
9680 Washington Blvd., Unit 4, Chanhassen, MN 55317

(2) Transaction Agent
Wells Fargo Bank, N.A.

(3) Name of Mortgage Originator (Lender)
Wells Fargo Bank, N.A.

(4) Residential Servicer
Wells Fargo (800) 416-1472

(5) Tax Parcel Identification Number 25.4261104

(6) Transaction Agent’s Mortgage ID Number (MERS number) None

(Published in the Chaska Herald on Thursday, January 19, 26 and February 2, 9, 16, 23, 2012; No. 6855)

REITER & SCHILLER, P.A.
Rebecca F. Schiller, Esq.
Sarah J.B. Adam, Esq.
N. Kibongni Fondungallah, Esq.

11-075215
NOTICE OF MORTGAGE FORECLOSURE SALE

THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY THIS ACTION.

NOTICE IS HEREBY GIVEN, that default has occurred in the conditions of the following described mortgage:

DATE OF MORTGAGE: October 28, 2005

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$499,158.00

MORTGAGOR(S): John B. Fraser and Carolina M. Fraser, husband and wife

MORTGAGEE: Wells Fargo Bank, NA

LENDER: Wells Fargo Bank, NA

SERVICER: Wells Fargo Bank, NA

DATE AND PLACE OF FILING: Filed November 16, 2005, Carver County Recorder, as Document Number A 429106

ASSIGNMENTS OF MORTGAGE: Assigned to: US Bank National Association as Trustee, successor in interest to Wachovia Bank, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-17; Dated: August 16, 2011 filed: August 30, 2011, recorded as document number A 541767

LEGAL DESCRIPTION OF PROPERTY: Lot 3, Block 3, Greenway On The Park

PROPERTY ADDRESS: 815 Gannon Way, Victoria, MN 55386

PROPERTY IDENTIFICATION NUMBER: 65.2620450

COUNTY IN WHICH PROPERTY IS LOCATED: Carver

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$523,146.87

That all pre-foreclosure requirements have been complied with; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof;

PURSUANT, to the power of sale contained in said mortgage, the above described property will be sold by the Sheriff of said county as follows:

DATE AND TIME OF SALE: March 15, 2012, 10:00am

PLACE OF SALE: Sheriff’s Main Office, North Main Entrance of the Carver County Justice Center, County Sheriff’s Main Lobby 606 East Fourth St., Chaska, MN 55318

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorneys fees allowed by law, subject to redemption within 6 months from the date of said sale by the mortgagor(s) the personal representatives or assigns.

TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property, if the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23, is 11:59 p.m. on September 17, 2012.

“THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR’S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES SECTION 582.032 DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN 5 UNITS, ARE NOT PROPERTY USED FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: January 12, 2012
US Bank National Association, as Trustee, as successor trustee to Wachovia Bank, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-17

Assignee of Mortgagee SHAPIRO & ZIELKE, LLP
Lawrence P. Zielke - 152559
Diane F. Mach - 273788
Melissa L. B. Porter - 0337778
Randolph W. Dawdy 2160X
Ronald W. Spencer - 0104061
Stephanie O. Nelson - 0388918
Attorneys for Mortgagee
12550 West Frontage Road, Ste. 200
Burnsville, MN 55337
(952) 831-4060

PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT THIS OFFICE IS DEEMED TO BE A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. THIS NOTICE IS REQUIRED BY THE PROVISIONS OF THE FAIR DEBT COLLECTION PRACTICES ACT AND DOES NOT IMPLY THAT WE ARE ATTEMPTING TO COLLECT MONEY FROM ANYONE WHO HAS DISCHARGED THE DEBT UNDER THE BANKRUPTCY LAWS OF THE UNITED STATES.

(Published in the Chaska Herald on Thursday, January 26, February 2, 9, 16, 23 and March 1, 2012; No. 6857)

ASSIGNMENTS OF MORTGAGE: Assigned to: Bank of America, National Association as successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP Dated: August 16, 2011

LEGAL DESCRIPTION OF PROPERTY: Lot 13, Block 4, Trilane Second Addition, Carver County, Minnesota

REGISTERED PROPERTY: No TAX PARCEL NO.: 587660300
ADDRESS OF PROPERTY: 407 Adams Dr W
Norwood, MN 55397

COUNTY IN WHICH PROPERTY IS LOCATED: Carver

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$144,800.00

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$150,954.50

That prior to the commencement of this mortgage foreclosure proceeding Mortgagee/Assignee of Mortgagee complied with all notice requirements as required by statute; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof;

PURSUANT to the power of sale contained in said mortgage, the above described property will be sold by the Sheriff of said county as follows:

DATE AND TIME OF SALE: Monday, March 19, 2012, 10:00 a.m.

PLACE OF SALE: Sheriff’s Main Office, North Main Entrance of the Carver County Justice Center, County Sheriff’s Main Lobby 606 East Fourth St., Chaska, MN 55318

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorneys fees allowed by law, subject to redemption within 6 months from the date of said sale by the mortgagor(s) the personal representatives or assigns.

TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property, if the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23, is 11:59 p.m. on September 17, 2012.

“THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR’S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES SECTION 582.032 DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN 5 UNITS, ARE NOT PROPERTY USED FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: January 12, 2012
US Bank National Association, as Trustee, as successor trustee to Wachovia Bank, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-17

Assignee of Mortgagee SHAPIRO & ZIELKE, LLP
Lawrence P. Zielke - 152559
Diane F. Mach - 273788
Melissa L. B. Porter - 0337778
Randolph W. Dawdy 2160X
Ronald W. Spencer - 0104061
Stephanie O. Nelson - 0388918
Attorneys for Mortgagee
12550 West Frontage Road, Ste. 200
Burnsville, MN 55337
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(Published in the Chaska Herald on Thursday, January 26, February 2, 9, 16, 23 and March 1, 2012; No. 6857)

ASSIGNMENTS OF MORTGAGE: Assigned to: Bank of America, National Association as successor by merger to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing, LP Dated: August 16, 2011

LEGAL DESCRIPTION OF PROPERTY: Lot 13, Block 4, Trilane Second Addition, Carver County, Minnesota

REGISTERED PROPERTY: No TAX PARCEL NO.: 587660300
ADDRESS OF PROPERTY: 407 Adams Dr W
Norwood, MN 55397

COUNTY IN WHICH PROPERTY IS LOCATED: Carver

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$144,800.00

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$150,954.50

That prior to the commencement of this mortgage foreclosure proceeding Mortgagee/Assignee of Mortgagee complied with all notice requirements as required by statute; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof;

PURSUANT to the power of sale contained in said mortgage, the above described property will be sold by the Sheriff of said county as follows:

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PLACE OF SALE: Sheriff’s Main Office, North Main Entrance of the Carver County Justice Center, County Sheriff’s Main Lobby 606 East Fourth St., Chaska, MN 55318

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorneys fees allowed by law, subject to redemption within 6 months from the date of said sale by the mortgagor(s) the personal representatives or assigns.

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Dated: January 12, 2012
WELLS FARGO BANK, N.A.
Mortgagee

REITER & SCHILLER, P.A.
Rebecca F. Schiller, Esq.
Sarah J.B. Adam, Esq.
N. Kibongni Fondungallah, Esq.
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Brian F. Kidwell, Esq.
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Attorneys for Mortgagee
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(651) 209-9760
(E6581)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

NOTICE OF MORTGAGE FORECLOSURE SALE

THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION.

NOTICE IS HEREBY GIVEN, that default has occurred in the conditions of the following described mortgage:

DATE OF MORTGAGE: October 5, 2005

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$400,000.00

MORTGAGOR(S): Jon M. Hausam and Elizabeth A. Hausam, husband and wife

MORTGAGEE: