

LEGAL NOTICE
Sale of Real Estate
WILLIAMS County
Foreclosure Auction.

Case# 25CI000181. Deutsche Bank National Trust Company, as Trustee for NovaStar Mortgage Funding Trust, Series 2007-1 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2007-1 vs Susan Kellogg, et al. The description of the property to be sold is as follows:

Property Address: 1745 COLONIAL LANE, BRYAN, WILLIAMS, OH, 43506;

Legal Description: Full Legal Listed on Public Website; Parcel Number: 063-160-14-064.000

Bidding will be available only on www.Auction.com opening on April 7, 2026, at 10:00 AM for a minimum of 7 days.

Property may be sold on a provisional sale date should the third-party purchaser fail to provide their deposit within the allotted time. Provisional Sale date: April 21, 2026 at 10:00 AM. Sales subject to cancellation. The deposit required is \$5,000 to be paid by wire transfer within 2 hours of the sale ending. No cash is permitted.

Purchaser shall be responsible for those costs, allowances, and taxes that the proceeds of the sale are insufficient to cover.

To view all sale details and terms for this property visit www.Auction.com and enter the Search Code 25CI000181 into the search bar.