

NOTICE OF MORTGAGE

FORECLOSURE SALE

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

DATE OF MORTGAGE:

October 23, 2006

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$160,000.00

MORTGAGOR(S): Sharon M. O'Boyle, A Single Woman

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for Maxim Mortgage Corporation, a Texas Corporation, its successors and/or assigns

DATE AND PLACE OF RECORDING:

Recorded: November 21, 2006

Washington County Recorder

Document Number: 3617071

ASSIGNMENTS OF MORTGAGE:

And assigned to: HSBC Bank USA, N.A., as Trustee on behalf of ACE Securities Corp. Home Equity Loan Trust and for the registered holders of ACE Securities Corp. Home Equity Loan Trust, Series 2007-ASAP1, Asset Backed Pass-Through Certificates

Dated: April 30, 2010

Recorded: June 02, 2010

Washington County Recorder

Document Number: 3793474

Transaction Agent: Mortgage Electronic Registration Systems, Inc.

Transaction Agent Mortgage Identification Number:

100392000610190278

Lender or Broker: Maxim Mortgage Corporation, a Texas Corporation

Residential Mortgage Servicer:

Ocwen Loan Servicing, LLC

Mortgage Originator:

Not Applicable

COUNTY IN WHICH PROPERTY IS LOCATED: Washington

Property Address:

9300 Grey Cloud Trl,

Saint Paul Park, MN 55071-1006

Tax Parcel ID Number:

24.027.22.14.0006

LEGAL DESCRIPTION OF PROPERTY: All that part of the

Southeast Quarter (SE 1/4) of the

Northeast Quarter (NE 1/4) of Sec-

tion Twenty-four (24), Township

Twenty-seven (27) North of Range

Twenty-two (22) West, described as

follows, to wit:

Commencing at a point on the

South line of the Southeast Quar-

ter (SE 1/4) of Northeast Quarter

(NE 1/4) Two hundred thirty-two

(232) feet East from the Southwest

corner thereof; thence North 01

Degrees 00 Minutes West One hun-

dred thirty-seven and three-tenths

(137.3) feet; thence East at right an-

gles Three hundred sixty-six (366)

feet to an iron stake, this being

the point of beginning of the tract

hereby conveyed; thence North

01 degrees 00 minutes West Eight

hundred ninety (890) feet to an iron

stake on the Southerly right of way

line of O'Boyle Lane as now estab-

lished thru said quarter section;

thence Southeasterly (SE'ly) along

said right of way line Two hundred

seventy and four tenths (270.4) feet

to an iron stake; thence South 01

degrees 00 minutes East Seven

Hundred Eighty-six (786) feet to an

iron stake; thence West Two Hun-

dred fifty (250) feet to the point of

beginning, County of Washington,

State of Minnesota, according to

the United States Government Sur-

vey thereof

AMOUNT DUE AND CLAIMED

TO BE DUE AS OF DATE OF NO-

TICE: \$244,173.38

THAT all pre-foreclosure require-

ments 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:

February 01, 2019 at 10:00 AM

PLACE OF SALE: Sheriff's Main

Office, Law Enforcement Center,

15015 62nd Street North, Stillwater,

Minnesota to pay the debt secured

by said mortgage and taxes, if any,

on said premises and the costs and

disbursements, including attorney

fees allowed by law, subject to

redemption within six (6) months

from the date of said sale by the

mortgagor(s), their personal repre-

sentatives or assigns.

If the Mortgage is not reinstated

under Minn. Stat. §580.30 or the

property is not redeemed under

Minn. Stat. §580.23, the Mortgag-

or must vacate the property on or

before 11:59 p.m. on August 01,

2019, or the next business day if

August 01, 2019 falls on a Satur-

day, Sunday or legal holiday.

Mortgagor(s) released from fi-

nancial obligation: NONE

THIS COMMUNICATION IS

FROM A DEBT COLLECTOR AT-

TEMPTING TO COLLECT A DEBT.

ANY INFORMATION OBTAINED

WILL BE USED FOR THAT PUR-

POSE.

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.

THE TIME ALLOWED BY LAW

FOR REDEMPTION BY THE

MORTGAGOR, THE MORTGAG-

OR'S PERSONAL REPRESENT-

ATIVES OR ASSIGNS, MAY BE

REDUCED TO FIVE WEEKS IF A

JUDICIAL ORDER IS ENTERED

UNDER MINNESOTA STATUTES,

SECTION 582.032, DETERMIN-

ING, AMONG OTHER THINGS,

THAT THE MORTGAGED PREM-

ISES ARE IMPROVED WITH A

RESIDENTIAL DWELLING OF

LESS THAN FIVE UNITS, ARE NOT

PROPERTY USED IN AGRICUL-

TURAL PRODUCTION, AND ARE

ABANDONED.

DATED: December 13, 2018

ASSIGNEE OF MORTGAGEE:

HSBC Bank USA, N.A., as Trustee

on behalf of ACE Securities Corp.

Home Equity Loan Trust and for the

registered holders of ACE Securi-

ties Corp. Home Equity Loan Trust,

Series 2007-ASAP1, Asset Backed

Pass-Through Certificates

Wilford, Geske & Cook P.A.

Attorneys for Assignee of Mortgag-

ee

7616 Currell Blvd; Ste 200

Woodbury, MN 55125-2296

(651) 209-3300

File Number: 031987F03

NOTICE OF

POSTPONEMENT

OF MORTGAGE

FORECLOSURE SALE

The above referenced sale

scheduled for February 01, 2019 at

10:00 AM has been postponed to

March 01, 2019 at 10:00 AM in the

Sheriff's Main Office, Law Enforce-

ment Center, 15015 62nd Street

North, Stillwater, Minnesota in said

County and State.

DATED: January 15, 2019

ASSIGNEE OF MORTGAGEE:

HSBC Bank USA, N.A., as Trustee

on behalf of ACE Securities Corp.

Home Equity Loan Trust and for the

registered holders of ACE Securi-

ties Corp. Home Equity Loan Trust,

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Wilford, Geske & Cook P.A.

Attorneys for Assignee Of Mortgag-

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