

NOTICE OF MORTGAGE FORECLOSURE SALE

15-102419

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: July 1, 2009

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$100,325.00

MORTGAGOR(S):

Stacy D. Hauser-Vick, Unmarried

MORTGAGEE: Mortgage Electronic Registration Systems, Inc.

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.

MIN#: 10077880000059353

LENDER OR BROKER AND MORTGAGE ORIGINATOR STATED ON THE MORTGAGE: Reliance First Capital, LLC.

SERVICER: JPMorgan Chase Bank, N.A.

DATE AND PLACE OF FILING: Filed July 22, 2009, Houston County Recorder, as Document Number 257940

ASSIGNMENTS OF MORTGAGE: Assigned to: JPMorgan Chase Bank, National Association; Dated: March 17, 2012 filed: April 9, 2012, recorded as document number A269245

LEGAL DESCRIPTION OF PROPERTY:

A tract of land described as commencing at the Northeast Corner of Outlot 10 of Buell's Outlots to Caledonia according to the plat thereof on file and of record in the office of the County Recorder in and for said County of Houston, running thence East 60 feet, thence South 120 feet, thence West 60 feet, thence North 120 feet to the place of beginning

PROPERTY ADDRESS:

928 E Grove St, Caledonia, MN 55921

PROPERTY IDENTIFICATION NUMBER:

21.1102.000

COUNTY IN WHICH PROPERTY IS LOCATED: Houston

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$120,139.71

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:

May 16, 2018, 10:00am

PLACE OF SALE: Sheriff's Main Office, Civil Division Law Enforcement Center, 306 South Marshall Street suite 1100, Caledonia, MN 55921

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 November 16, 2018, or the next business day if November 16, 2018 falls on a Saturday, Sunday or legal holiday.

"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: March 22, 2018

JPMorgan Chase Bank, National Association

Assignee of Mortgagee

SHAPIRO & ZIELKE, LLP

BY /s/

Lawrence P. Zielke - 152559

Melissa L. B. Porter - 0337778

Randolph W. Dawdy - 2160X

Gary J. Evers - 0134764

Tracy J. Halliday - 034610X

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THIS IS A COMMUNICATION FROM A DEBT COLLECTOR

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