

NOTICE OF MORTGAGE FORECLOSURE SALE

14-095622

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 con-
ditions of the following described
mortgage:

DATE OF MORTGAGE:

May 6, 2005

ORIGINAL PRINCIPAL AMOUNT
OF MORTGAGE: \$364,500.00

MORTGAGOR(S): Terry A. John-
son and Cynthia K. Johnson, Hus-
band and Wife

MORTGAGEE: JPMorgan Chase
Bank, National Association, suc-
cessor in interest by purchase from
the Federal Deposit Insurance Cor-
poration as Receiver for Washing-
ton Mutual Bank f/k/a Washington
Mutual Bank F.A.

LENDER OR BROKER AND
MORTGAGE ORIGINATOR STATED
ON THE MORTGAGE: JPMorgan
Chase Bank, National Association,
successor in interest by purchase from
the Federal Deposit Insurance
Corporation as Receiver for Wash-
ington Mutual Bank f/k/a Washington
Mutual Bank F.A.

SERVICER:

JPMorgan Chase Bank, N.A.

DATE AND PLACE OF FILING:
Filed December 14, 2005, Chisago
County Recorder, as Document
Number A-461572

LEGAL DESCRIPTION OF
PROPERTY:

Lot 1, Block 1, ARCH-DALE
PLAT 2

PROPERTY ADDRESS: 26117
Novak Ave, Lindstrom, MN 55045

PROPERTY IDENTIFICATION
NUMBER: 020097418

COUNTY IN WHICH PROPERTY
IS LOCATED: Chisago

THE AMOUNT CLAIMED TO BE
DUE ON THE MORTGAGE ON THE
DATE OF THE NOTICE:

\$462,591.84

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:

October 11, 2017, 10:00am

PLACE OF SALE: Sheriff's
Main Office, 313 North Main Street
Room 100, Center City, MN 55012

to pay the debt secured by said
mortgage and taxes, if any, on said
premises and the costs and dis-
bursements, including attorneys
fees allowed by law, subject to re-
demption within 6 months from the
date of said sale by the mortgag-
or(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 vac-
ate 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 April 11, 2018, or the next busi-
ness day if April 11, 2018 falls on a
Saturday, Sunday or legal holiday.

THE TIME ALLOWED BY
LAW FOR REDEMPTION BY THE
MORTGAGOR, THE MORTGAG-
OR'S PERSONAL REPRESEN-
TATIVES OR ASSIGNS, MAY BE
REDUCED TO FIVE WEEKS IF A
JUDICIAL ORDER IS ENTERED
UNDER MINNESOTA STATUTES
SECTION 582.022 DETERMINING,
AMONG OTHER THINGS, THAT
THE MORTGAGED PREMISES
ARE IMPROVED WITH A RESI-
DENTIAL DWELLING OF LESS
THAN 5 UNITS, ARE NOT PROP-
ERTY USED FOR AGRICULTURAL
PRODUCTION, AND ARE ABAN-
DONED.

Dated: August 9, 2017
JPMorgan Chase Bank,
National Association
Mortgagee
SHAPIRO & ZIELKE, LLP
BY /s/

Lawrence P. Zielke - 152559
Diane F. Mach - 273788
Melissa L. B. Porter - 033778
Randolph W. Dawdy - 2160X
Gary J. Evers - 0134764
Tracy J. Halliday - 034610X
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12550 West Frontage Road,
Suite 200
Burnsville, MN 55337
(952) 831-4060

THIS IS A COMMUNICATION
FROM A DEBT COLLECTOR.

Dated: October 11, 2017
JPMorgan Chase Bank,
National Association
Mortgagee
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