

# NOTICE OF MORTGAGE FORECLOSURE SALE

18-108622

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:

September 23, 2016

ORIGINAL PRINCIPAL AMOUNT

OF MORTGAGE: \$267,073.00

MORTGAGOR(S): Stephen D.

Slinde and Kira L. Slinde, husband

and wife

MORTGAGEE: Mortgage Elec-

tronic Registration Systems, Inc.

TRANSACTION AGENT: Mort-

gage Electronic Registration Sys-

tems, Inc.

MIN#: 100196399011164819

LENDER OR BROKER AND

MORTGAGE ORIGINATOR STATED

ON THE MORTGAGE:

Guaranteed Rate, Inc.

SERVICER:

Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING:

Filed October 5, 2016, Mille Lacs

County Recorder, as Document

Number A397313

ASSIGNMENTS OF MORT-

GAGE: Assigned to: Wells Fargo

Bank, N.A.

LEGAL DESCRIPTION OF

PROPERTY:

Parcel E: The North 660.00 feet

of the East Half of the West Half of

the Northeast Quarter of the North-

east Quarter of Section 18, Town-

ship 37, Range 27

PROPERTY ADDRESS: 16175

110th St, Foreston, MN 56330

PROPERTY IDENTIFICATION

NUMBER: 12.018.0108

COUNTY IN WHICH PROPERTY

IS LOCATED: Mille Lacs

THE AMOUNT CLAIMED TO BE

DUE ON THE MORTGAGE ON THE

DATE OF THE NOTICE:

\$270,907.81

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:

March 27, 2018, 10:00am

PLACE OF SALE: Sheriff's Main

Office, 640 3rd Street SE, Milaca,

MN 56353

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 provid-

ed by law, the date on or before

which the mortgagor(s) must va-

cate 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 27, 2018, or the

next business day if September 27,

2018 falls on a Saturday, Sunday or

legal holiday.

"THE TIME ALLOWED BY

LAW FOR REDEMPTION BY THE

MORTGAGOR, THE MORTGAG-

OR'S PERSONAL REPRESENT-

TATIVES 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 RESI-

DENTIAL DWELLING OF LESS

THAN 5 UNITS, ARE NOT PROP-

ERTY USED FOR AGRICULTURAL

PRODUCTION, AND ARE ABAN-

DONED.

Dated: January 31, 2018

Wells Fargo Bank, N.A.

Assignee of Mortgagee

SHAPIRO & ZIELKE, LLP

BY /s/

Lawrence P. Zielke - 152559

Diane F. Mach - 273788

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THIS IS A COMMUNICATION

FROM A DEBT COLLECTOR

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