

NOTICE OF MORTGAGE FORECLOSURE SALE

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

DATE OF MORTGAGE:

February 12, 2019

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$264,550.00

MORTGAGOR(S):

Tracy S. Morgan and
Carol J. Morgan, husband and wife, as Joint Tenants

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Quicken Loans Inc., its successors and assigns

DATE AND PLACE OF RECORDING:

Recorded: February 19, 2019
Dakota County Recorder

Document Number: 3293615

ASSIGNMENTS OF MORTGAGE:

And assigned to: Rocket Mortgage, LLC FKA Quicken Loans, LLC

Dated: June 28, 2022

Recorded: June 30, 2022 Dakota County Recorder

Document Number: 3546945

Transaction Agent: Mortgage Electronic Registration Systems, Inc.

Transaction Agent Mortgage Identification Number:

100039034219268200

Lender/Broker/Mortgage Originator: Quicken Loans Inc.

Residential Mortgage Servicer:

Rocket Mortgage, LLC

COUNTY IN WHICH PROPERTY IS LOCATED: Dakota

Property Address:

14950 Colorado Ave,

Rosemount, MN 55068-4569

Tax Parcel ID Number:

34-16403-03-180

LEGAL DESCRIPTION OF PROPERTY:

Lot 18, Block 3, Carrollton 4th

Addition, according to the recorded plat thereof

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$310,111.99

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:

June 04, 2024 at 10:00 AM

PLACE OF SALE:

County Sheriff's office,
Law Enforcement Center,
1580 Highway 55,
Hastings, 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 representatives 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 Mortgagor must vacate the property on or before 11:59 p.m. on December 04, 2024, or the next business day if December 04, 2024 falls on a Saturday, Sunday or legal holiday.

Mortgagor(s) released from financial obligation: NONE

THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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 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 FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

DATED: April 10, 2024

MORTGAGEE: Rocket Mortgage, LLC f/k/a Quicken Loans, LLC

f/k/a Quicken Loans Inc.
Wilford, Geske & Cook, P.A.

Attorneys for Mortgagee
7616 Currell Boulevard,
Suite 200

Woodbury, MN 55125
(651) 209-3300

File Number: 051398-F3

NOTICE OF POSTPONEMENT OF MORTGAGE FORECLOSURE SALE

The above referenced sale scheduled for June 4, 2024 at 10:00 AM has been postponed by the mortgagor pursuant to Minn. Stat. § 580.07 Subd. 2 November 4, 2024 at 10:00 AM in the Dakota County Sheriff's office, Law Enforcement Center, 1580 Highway 55, Hastings, Minnesota in said County and State.

DATED: May 01, 2024

MORTGAGEE: Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc.

NOTICE OF POSTPONEMENT OF MORTGAGE FORECLOSURE SALE

The above referenced sale scheduled for November 04, 2024 at 10:00 AM has been postponed to January 03, 2025 at 10:00 AM in the Dakota County Sheriff's office, Law Enforcement Center, 1580 Highway 55, Hastings, Minnesota in said County and State.

DATED: October 24, 2024

MORTGAGEE: Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc.

Wilford, Geske & Cook, P.A.

Attorneys for Mortgagee
7616 Currell Boulevard,
Suite 200

Woodbury, MN 55125
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