

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 14, 2015

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$122,735.00

MORTGAGOR(S):

Marcus Dupey, a married man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for American Portfolio Mortgage Corporation, its successors and/or assigns

DATE AND PLACE OF RECORDING:

Recorded: November 17, 2015
Isanti County Recorder

Document Number: A454351

AND CORRECTIVE MORTGAGE

RECORDING: August 22, 2016

Isanti County Recorder

Document Number: A460445

ASSIGNMENTS OF MORTGAGE:

And assigned to: U.S. BANK NATIONAL ASSOCIATION

Dated: February 22, 2018

Recorded: February 22, 2018

Isanti County Recorder

Document Number: A473406

Transaction Agent: Mortgage

Electronic Registration Systems, Inc.

Transaction Agent Mortgage

Identification Number:

1003336-0000027606-6

Lender or Broker: American

Portfolio Mortgage Corporation

Residential Mortgage Servicer:

U.S. Bank National Association

Mortgage Originator:

Not Applicable

COUNTY IN WHICH PROPERTY

IS LOCATED: Isanti

Property Address: 134 Davis St

N, Cambridge, MN 55008-1309

Tax Parcel ID Number:

15.044.0170

LEGAL DESCRIPTION OF

PROPERTY: Lot 11 and the North

9.67 feet of Lot 10, except the West

119 feet of the North 5 feet of Lot

11, Block 2, Barker's Addition to

the City of Cambridge, and the East

14 feet of Lot 12, Block 2, Barker's

Addition to the City of Cambridge,

Isanti County, Minnesota

AMOUNT DUE AND CLAIMED

TO BE DUE AS OF DATE OF NO-

TICE: \$125,765.18

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 25, 2019 at 10:00 AM

PLACE OF SALE: Isanti County

Sheriff's Office, 2440 South Main

St., Cambridge, Minnesota 55008

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 Mortgagor

must vacate the property on or be-

fore 11:59 p.m. on September 25,

2019, or the next business day if

September 25, 2019 falls on a Sat-

urday, 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 MORTGAGOR'S

PERSONAL REPRESENTATIVES

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: February 07, 2019

ASSIGNEE OF MORTGAGEE:

U.S. BANK NATIONAL ASSOCIA-

TION

Wilford, Geske & Cook P.A.

Attorneys for Assignee of Mortgag-

ee

7616 Currell Blvd; Ste 200

Woodbury, MN 55125-2296

(651) 209-3300

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