

NOTICE OF MORTGAGE FORECLOSURE SALE

**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 conditions
of the following described mort-
gage:**

DATE OF MORTGAGE:

August 1, 2007

MORTGAGOR:

Lee G. Tursso, a single person.

**MORTGAGEE: American Resi-
dential Mortgage, LP.**

**DATE AND PLACE OF RE-
CORDING: Recorded August 20,
2007 Isanti County Recorder, Doc-
ument No. 381934.**

**ASSIGNMENTS OF MORT-
GAGE: Assigned to: JPMorgan
Chase Bank, N.A.. Dated August
1, 2007 Recorded August 20, 2007,
as Document No. 381935. And
thereafter assigned to: New Penn
Financial, LLC D/B/A Shellpoint
Mortgage Servicing. Dated Sep-
tember 1, 2016 Recorded Sep-
tember 8, 2016, as Document No.
A460888.**

TRANSACTION AGENT: NONE

**TRANSACTION AGENT'S
MORTGAGE IDENTIFICATION
NUMBER ON MORTGAGE: NONE**

**LENDER OR BROKER AND
MORTGAGE ORIGINATOR STATED
ON MORTGAGE: American Resi-
dential Mortgage, LP**

**RESIDENTIAL MORTGAGE
SERVICER: NewRez LLC, F/K/A
New Penn Financial, LLC, D/B/A
Shellpoint Mortgage Servicing**

**MORTGAGED PROPERTY AD-
DRESS:**

2273 Bridgewater Blvd S aka

2273 20th Lane SE,

Cambridge, MN 55008

TAX PARCEL I.D. #: 15.156.0790

**LEGAL DESCRIPTION OF
PROPERTY:**

LOT 16, BLOCK 6, BRIDGEWA-
TER SECOND ADDITION, ISANTI
COUNTY, MINNESOTA.

**COUNTY IN WHICH PROPERTY
IS LOCATED: Isanti**

**ORIGINAL PRINCIPAL AMOUNT
OF MORTGAGE: \$215,180.00**

**AMOUNT DUE AND CLAIMED
TO BE DUE AS OF DATE OF NO-
TICE, INCLUDING TAXES, IF ANY,
PAID BY MORTGAGEE:**

\$193,934.11

That prior to the commence-
ment of this mortgage foreclosure
proceeding Mortgagee/Assignee of
Mortgagee complied with all notice
requirements as required by statute;
That no action or proceeding
has been instituted at law or other-
wise 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:

April 2, 2019 at 10:00 AM

PLACE OF SALE:

Sheriff's Office,

Law Enforcement Center,

2440 Main Street South,

Cambridge, Minnesota

to pay the debt then secured by
said Mortgage, and taxes, if any, on
said premises, and the costs and
disbursements, including attor-
neys' fees allowed by law subject
to redemption within six (6) months
from the date of said sale by the
mortgagor(s), their personal rep-
resentatives or assigns unless re-
duced to Five (5) weeks under MN
Stat. 580.07 or 582.032.

**MORTGAGOR(S) RELEASED
FROM FINANCIAL OBLIGATION
ON MORTGAGE: None**

**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 582.032, 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: January 29, 2019

NewRez LLC, F/K/A New Penn
Financial, LLC, D/B/A Shellpoint
Mortgage Servicing

Mortgagee/Assignee of Mortgagee

11557 WINGARDEN AND
LIEBO, PLLP

Attorneys for Mortgagee/Assignee
of Mortgagee

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THIS IS A COMMUNICATION
FROM A DEBT COLLECTOR.

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