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 the conditions of the following described mortgage:

DATE OF MORTGAGE: 05/31/2016

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: $147,283.00

MORTGAGOR(S): Nathanial Stumpf, a single man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for Caliber Home Loans, Inc.

DATE AND PLACE OF FILING: 06/10/2016 as Doc. No. A1316726 in the Office of the County Recorder, Wright County, Minnesota

The mortgage was assigned for value as follows:

Assignee: Caliber Home Loans, Inc.

Assignment dated: 08/03/2018

Assignment recorded: 08/08/2018

Assignment recording information: Doc. No. A1376701

All in the records of the County Recorder in and for Wright County, Minnesota.

TAX PARCEL I.D. NO.: 103-098-003050

LEGAL DESCRIPTION OF PROPERTY: Lot 5, Block 3, Highland Park Fourth Addition, Wright County, Minnesota.

Abstract Property

STREET ADDRESS OF PROPERTY: 404 17th St. S. , Buffalo, MN 55313

COUNTY IN WHICH PROPERTY IS LOCATED: Wright

LENDER OR BROKER AND MORTGAGE ORIGINATOR: Caliber Home Loans, Inc.

RESIDENTIAL MORTGAGE SERVICER: Caliber Home Loans

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE IS: $147,385.97 AS OF 11/02/2018.

THAT no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes. Pursuant to the power of sale contained in said Mortgage, the Mortgage will be foreclosed, and the mortgaged premises will be sold by the Sheriff of Wright County, Minnesota at public auction as follows:

DATE AND TIME OF SALE: 12/20/2018 at 10:00 AM

PLACE OF SALE: Wright County Sheriff's Office, 3800 Braddock Ave NE, Buffalo, MN 55313 to pay the debt then secured by said mortgage and taxes, if any actually paid by the mortgagee, on the premises and the costs and disbursements allowed by law. The time allowed by law for redemption by said Mortgagor(s) or Mortgagor's personal representatives or assigns is 6 Months from the date of sale.

TIME AND DATE TO VACATE PROPERTY: If the mortgage is not reinstated under Minn. Stat. §580.30 or redeemed under Minn. Stat. §580.23, the mortgagor must vacate the mortgaged property by 11:59 p.m. on 06/20/2019, or the next business day if 06/20/2019 falls on a Saturday, Sunday or legal holiday.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: NONE.

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 MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Caliber Home Loans, Inc.,
Mortgagee/Mortgage Assignee
The Sayer Law Group, P.C.,
By Brian G. Sayer,
Attorney for Mortgagee/Mortgage Assignee
925 E 4th St.,
Waterloo, IA 50703

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

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