

Notice Of Mortgage Foreclosure Sale

THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. PLEASE CONTACT OUR OFFICE AT THE NUMBER BELOW IF YOU ARE IN ACTIVE MILITARY DUTY.

ATTN PURCHASERS: This sale may be rescinded by the foreclosing mortgagee. In that event, your damages, if any, shall be limited solely to the return of the bid amount tendered at sale, plus interest.

MORTGAGE SALE - Default has been made in the conditions of a mortgage made by Abel G Gutierrez, a Married Person, original mortgagor(s), to Wells Fargo Bank, NA, Mortgagee, dated May 11, 2004, and recorded on May 12, 2004 in Liber 1233 on Page 712, in Saint Joseph county records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of Seventy-Five Thousand One Hundred Seventy-Four And 56/100 Dollars (\$75,174.56), including interest at 6.25% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public vendue, at the place of holding the circuit court within Saint Joseph County, at 10:00 AM, on November 12, 2009.

Said premises are situated in Township of Lockport, Saint Joseph County, Michigan, and are described as: Lot 15 and 16, Fairview Park Addition to Three Rivers, according to the plat thereof record in the Office of the Register of Deeds for St. Joseph County, Michigan, in Liber 2 of Plats, Page 10.

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

Dated: October 13, 2009

For more information, please call:

FC D (248) 593-1309

Trott & Trott, P.C.

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