

Public Notices

Publ. June 28, July 5, 12, 19, 26, Aug. 2, 2007

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: October 6, 2006

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$160,000.00

MORTGAGOR(S): Chad J. Asfeld and Gwendoline K. Asfeld, husband and wife

MORTGAGEE: Mortgage Electronic

Registration Systems, Inc.

DATE AND PLACE OF FILING: Filed October 9, 2006, Meeker County Recorder, Document No. 343439

LEGAL DESCRIPTION OF PROPERTY:

that part of the Southeast Quarter of the Southeast Quarter of Section 12, Township 121, Range 30, Meeker County, Minnesota, described as follows: Beginning at the Southeast corner of said Section 12, thence on an assumed bearing of South 89 degrees 46 minutes 21 seconds West, along the South line of said Section 12, a distance of 364.79 feet; thence North 0 degrees 23 minutes 30 seconds West, 518.49 feet; thence North 83 degrees 52 minutes 06 seconds East, 366.63 feet to the East line of said Section 12, thence

South 0 degrees 23 minutes 30 seconds East, along last said line 556.20 feet to the point of beginning, containing 4.5 acres, more or less

COUNTY IN WHICH PROPERTY IS LOCATED: Meeker

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$163,282.72

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: August 9,

2007, 10:00am

PLACE OF SALE: Sheriff's Main Office, 326 North Ramsey, Litchfield, MN 55355

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorneys fees allowed by law, subject to redemption within 6 months from the date of said sale by the mortgagor(s) the personal representatives or assigns.

“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 5 UNITS, ARE NOT PROPERTY USED FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.”

Dated: June 19, 2007

Mortgage Electronic Registration Systems, Inc.

Mortgagee

SHAPIRO, NORDMEYER & ZIELKE, LLP

BY /s/Lawrence P. Zielke

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PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT THIS OFFICE IS DEEMED TO BE A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. This NOTICE is required by the provisions of the Fair Debt Collection PRACTICES Act and does not imply that we are attempting to COLLECT money from anyone who has discharged the debt UNDER the Bankruptcy Laws of the United States.