

## LEGAL NOTICE

### **MORTGAGEE'S SALE OF REAL ESTATE**

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Laurie J. Borriello to Mortgage Electronic Registration Systems, Inc., as Nominee for Credit Suisse Financial Corporation, dated March 29, 2006 and recorded with the Essex County (Southern District) Registry of Deeds at Book 25528, Page 194, of which mortgage the undersigned is the present holder by assignment from Mortgage Electronic Registration Systems, Inc. to US Bank National Association, as Trustee for CSMC ARMT 2006-3 dated September 1, 2009 and recorded with said Registry on September 3, 2009 at Book 28907, Page 331 and by assignment from Mortgage Electronic Registration Systems, Inc., as Nominee for Credit Suisse Financial Corporation to U.S. Bank National Association, as Trustee for Adjustable Rate Mortgage Trust 2006-3, Adjustable Rate Mortgage-Backed Pass-Through Certificates, Series 2006-3 dated August 22, 2013 and recorded with said Registry on August 26, 2013 at Book 32773, Page 197 and by assignment from Mortgage Electronic Registration Systems, Inc., as Nominee for Credit Suisse Financial Corporation to U.S. Bank National Association, as Trustee for Adjustable Rate Mortgage Trust 2006-3, Adjustable Rate Mortgage-Backed Pass-Through Certificates, Series 2006-3 dated January 30, 2017 and recorded with said Registry on February 2, 2017 at Book 35657, Page 561, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at 9:00 a.m. on December 6, 2017, on the mortgaged premises located at 5 Cider Mill Road, Lynnfield, Essex County, Massachusetts, all and singular the premises described in said mortgage,

#### TO WIT:

The land with the buildings thereon situated in Lynnfield, Essex County, Massachusetts, being shown as Lot 6 on a plan entitled "Definitive Plans &

Profile, Cider Mill Road and Orchard Lane, Lynnfield, Mass., Hayes Engineering Inc., dated October 7, 1966," recorded with Essex South District Deeds in Plan Book 108, Plan 9, and further bounded and described as follows:

NORTHWESTERLY by the Southeasterly sideline of Cider Mill Road, one hundred eighty and 10/100 (180.10) feet;

NORTHEASTERLY by Lot 5 as shown on said plan, two hundred ninety-three and 76/100 (293.76) feet;

SOUTHEASTERLY by land now or formerly of Robert W. And Dorothy M. Andrews, one hundred five and 13/100 (105.13) feet; and

SOUTHWESTERLY by land now or formerly of Frederick A. and Doris L. Howland, two hundred eighty-six and 19/100 (286.19) feet.

Containing 41,222 square feet.

Subject to a drainage easement twenty (20) feet in width running from Cider Mill Road a distance, of two hundred twenty five (225) feet along the Northeasterly boundary of said Lot 6, as shown on said plan.

Together with the right to use the roads shown on said plan, in common with others entitled thereto, for all purposes for which a road may be used in Lynnfield.

For mortgagor's title, see Deed dated 7/14/2004 recorded with Essex South Registry of Deeds in Book 23178, Page 52.

For mortgagor's(s') title see deed recorded with Essex County (Southern District) Registry of Deeds in Book 23178, Page 52.

These premises will be sold and conveyed subject to and with the benefit of all rights, rights of way, restrictions, easements, covenants, liens or claims in the nature of liens, improve-

ments, public assessments, any and all unpaid taxes, tax titles, tax liens, water and sewer liens and any other municipal assessments or liens or existing encumbrances of record which are in force and are applicable, having priority over said mortgage, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the deed.

#### TERMS OF SALE:

A deposit of Twenty Thousand (\$20,000.00) Dollars by certified or bank check will be required to be paid by the purchaser at the time and place of sale. The balance is to be paid by certified or bank check at Harmon Law Offices, P.C., 150 California Street, Newton, Massachusetts 02458, or by mail to P.O. Box 610389, Newton Highlands, Massachusetts 02461-0389, within thirty (30) days from the date of sale. Deed will be provided to purchaser for recording upon receipt in full of the purchase price. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

Other terms, if any, to be announced at the sale.

US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR ADJUSTABLE RATE MORTGAGE TRUST 2006-3, ADJUSTABLE RATE MORTGAGE - BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-3  
Present holder of said mortgage

By its Attorneys,  
HARMON LAW OFFICES, P.C.  
150 California Street  
Newton, MA 02458  
(617) 558-0500

201007-2617 - YEL

11-8-17, 11-15-17,  
11-22-17  
LV