

**LEGAL NOTICE**  
**NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE**

Premises: 40 Karen Road, Wakefield, Massachusetts

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Maurie A. Haver a/k/a Maurie Ann Haver to The Savings Bank and now held by Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, said mortgage dated October 6, 2008, and recorded in the Middlesex County (Southern District) Registry of Deeds in Book 51780, Page 119, as affected by an Assignment of Mortgage dated October 6, 2008, and recorded with said Deeds in Book 51780 at Page 129, as affected by an Assignment of Mortgage dated October 15, 2009, and recorded with said Deeds in Book 53686 at Page 448, as affected by an Assignment of Mortgage dated March 15, 2018, and recorded with said Deeds in Book 70772 at Page 423, as affected by an Assignment of Mortgage dated August 23, 2018, and recorded with said Deeds in Book 71593 at Page 288, of which mortgage the undersigned is the present holder, for breach of the conditions in said mortgage and for the purpose of foreclosing the same will be sold at Public Auction on July 8, 2019, at 10:00 AM Local Time upon the premises, all and singular the premises described in said mortgage, to wit:

The with the buildings thereon, situated on Karen Road and Putnam Avenue, in Wakefield, Middlesex County, Massachusetts and being shown as Lot 24 on a plan entitled, "Clifton Manor, Wakefield, Mass., dated January 5, 1954, Dana F. Perkins and Sons, Inc., Civil Engineers and District Deeds at the End of Book 8204.

Said premises are further bounded and described as follows:

SOUTHWESTERLY by said Karen Road, by two measurements, 88.48 feet and 30.22 feet, respectively

NORTHWESTERLY by Lot 23, on said plan 56.66 feet;

NORTHEASTERLY by land now or formerly of Clifton Construction Corp., 1 10.86 feet;

SOUTHEASTERLY by said Putnam Avenue, on said plan, 60 feet; and

SOUTHERLY by the intersection of said Karen Road and said Putnam Avenue, 39.27 feet.

Said premises contain 9532 square feet of land, according to said plan.

Said premises are conveyed subject to an easement to the Metropolitan District Commission for sewer purposes and to easements and restriction of record, if any, insofar as the same are now in force and applicable and appurtenant to said premises.

The description of the property contained in the mortgage shall control in the event of a typographical error in this publication.

For Mortgagor's Title see deed dated October 20, 1960, and recorded in Book 9698 at Page 394 with the Middlesex County (Southern District) Registry of Deeds.

**TERMS OF SALE:** Said premises will be sold and conveyed subject to all liens, encumbrances, unpaid taxes, tax titles, municipal liens and assessments, if any, which take precedence over the said mortgage above described.

**TEN THOUSAND (\$10,000.00) Dollars** of the purchase price must be paid in cash, certified check, bank treasurer's or cashier's check at the time and place of the sale by the purchaser. The balance of the purchase price shall be paid in cash, certified check, bank treasurer's or cashier's check within forty five (45) days after the date of sale.

Other terms to be announced at the sale.

Marinosci Law Group, P.C.  
275 West Natick Road, Suite 500  
Warwick, RI 02886  
Attorney for Bank of New York Mellon Trust  
Company, N.A. as Trustee for Mortgage Assets  
Management Series I Trust  
Present Holder of the Mortgage  
Telephone: (401) 234-9200  
MLG File No.: 18-07307

6-17,24, 7-1-2019 WDI