

LEGAL NOTICE

MORTGAGEE'S SALE OF REAL ESTATE

By virtue of and in execution of the Power of Sale contained in a certain mortgage given by Andrew Jamerson and Cynthia R. Jamerson to Mortgage Electronic Registration Systems, Inc. (MERS) as nominee for Mortgage Lenders Network USA, Inc. dated July 13, 2006 and registered with the Middlesex County (South District) Registry of Deeds as Document No. 1416770, and noted on Certificate of Title No. 241765 of which mortgage Partners for Payment Relief DE II, LLC is the present holder by assignment from Mortgage Electronic Registration Systems, Inc. (MERS) as nominee for Mortgage Lenders Network USA, Inc. recorded at Middlesex County (South District) Registry of Deeds as Document No. 1680068 and noted on Certificate of Title No. 241765, and further assigned to SMR I, LLC by assignment recorded at Middlesex County (South District) Registry of Deeds as Document No. 1727832 and noted on Certificate of Title No. 241765, and further assigned to National Note Group DE LLC by assignment recorded at Middlesex County (South District) Registry of Deeds as Document No. 1727833 and noted on Certificate of Title No. 241765, and further assigned to ONG Wealth Trust by assignment recorded in said Deeds as Document No. 1744649 and noted on Certificate of Title No. 241765 for breach of conditions of said mortgage and for the purpose of foreclosing the same, the mortgaged premises located at 26 Lassell Street, Wakefield, Massachusetts will be sold at a Public Auction at 11:00 a.m. on November 10, 2020, at the mortgaged premises, more particularly described below, all and singular the premises described in said mortgage. Original Certificate No. 225341, Document No. 1224229, property conveyed to Andrew Jamerson, individually as Document No. 1471899, Certificate No. 241765.

A certain parcel of land situate in Wakefield, in the County of Middlesex and Commonwealth of Massachusetts described as follows:

Westerly by Pleasant Street, now called LaSalle Street, fifty feet;

Northerly by lots 1C, 1B and 1A as shown on plan hereinafter mentioned, one hundred fifty feet;

Easterly by land now or formerly or Mariana Parks, fifty feet; and

Southerly by lot 1B on said plan, one hundred and fifty feet.

Said Parcel is shown on Lot 1D on said plan, (Plan No. 10156B).

All of said boundaries are determined by the Court to be located as shown on a subdivision plan, as approved by the Court, filed in the Land Registration Office, a copy of which is filed in the Registry of Deeds for the South Registry District of Middlesex County in Registration Book 215, Page 281, with Certificate 32169.

So much of the above described land as by implication of law is included within the limits of the way shown on said plan is subject to the rights of all persons lawfully entitled thereto in and over the same.

For grantor(s) title, see Certificate of Title No. 225341

**PROPERTY ADDRESS: 26 LASSELL STREET, WAKEFIELD, MA 01880
TAX ID 27-130-095**

For mortgagor's title see deed recorded with the Plymouth County Registry of Deeds in Document No. 1471899, Certificate No. 241765; see also deed recorded as Document No. 1799735, Certificate No. 269001. The above premises will be sold subject to all taxes, assessments, and other encumbrances which may constitute a prior lien thereon, and will be conveyed subject to any easements, restrictions or record, tenancies, and rights of redemption for unpaid federal taxes, if any, as shall notwithstanding this provision, constitute valid liens or encumbrances thereon after said sale.

Terms of the Sale: Cash, cashier's check or certified check in the sum of Five Thousand Dollars (\$5,000.00) as a deposit must be shown at the time and place of the sale in order to qualify as a bidder and will be required to sign written Memorandum of Sale upon acceptance of bid; balance of purchase price payable in cash or current funds (payable to Barham & Maucere LLC) in thirty (30) days from the date of the sale at the offices of mortgagee's attorney, to Barham & Maucere LLC, Attn: MA Foreclosure, 123 South Broad St, Ste. 305, Lancaster, Ohio 43130, or such other time as may be designated by mortgagee. The description for the premises contained in said mortgage shall control in the event of a typographical error in this publication.

Other terms to be announced at the sale.

ONG Wealth Trust
By its Attorney,
Daniel O. Barham, Esq.
Barham & Maucere LLC
123 South Broad St, Ste. 305
Lancaster, Ohio 43130
1-844-227-4261

9-8-2020, 9-15-2020, 9-22-2020 WDI