

3 BYRON'S WAY LEGAL NOTICE NOTICE OF MORTGAGEE

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LEGAL NOTICE

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

Premises: 3 Byron's Way, Franklin, MA 02038

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Sadagopan Balaraman to Mortgage Electronic Registration Systems, Inc., as Mortgagee, as nominee for Plaza Home Mortgage, Inc., and now held by Wilmington Savings Fund Society, FSB as Owner Trustee of the Residential Credit Opportunities Trust V-C, said mortgage dated January 24, 2011 and recorded in the Norfolk County Registry of Deeds in Book 28541, Page 578, said mortgage was assigned from Mortgage Electronic Registration Systems, Inc. as nominee for Plaza Home Mortgage, Inc. to Wells Fargo Bank, NA by assignment dated March 13, 2012 and recorded with said Registry of Deeds in Book 29763, Page 149; said mortgage was further assigned from Wells Fargo Bank, N.A. to The Secretary of Housing and Urban Development by assignment dated June 22, 2016 and recorded with said Registry of Deeds in Book 34833, Page 107; said mortgage was further assigned from The Secretary of Housing and Urban Development to Wilmington Savings Fund Society, FSB, as trustee for Stanwich Mortgage Loan Trust A by assignment dated November 3, 2016 and recorded with said Registry of Deeds in Book 34833, Page 110; said mortgage was further assigned from Wilmington Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust A to Wilmington Savings Fund Society, FSB as Owner Trustee of the Residential Credit Opportunities Trust V-C by assignment dated March 18, 2019 and recorded with said Registry of Deeds in Book 36743, Page 532; for breach of the conditions in said mortgage and for the purpose of foreclosing the same will be sold at Public Auction on October 1, 2019 at 11:00AM Local Time upon the premises, all and singular the premises described in said mortgage, to wit:

The land with the buildings thereon located in Franklin, Norfolk County, Massachusetts more particularly described as follows:

Parcel One: That certain parcel of land, together with the buildings thereon, in Franklin, Norfolk County, Massachusetts, shown as Lot 13 on a plan entitled "Definitive Plan Joanne Estates, A Definitive Subdivision Plan of Land in Franklin, Massachusetts." Scale 1" = 40", January 11, 1993, Franklin Land Surveyors, Inc., recorded with Norfolk County Registry of Deeds as Plan No. 520 of 1994 in Plan Book 423.

Excepting from this parcel the fee in Louise Drive (Road B) and Byron's Way (Road A) as shown on said plan, but together with the right to use Louise Drive and Byron's Way as shown on said plan for all purposes for which streets and ways are commonly used in the Town of Franklin.

Parcel Two: That certain parcel of land, together with the buildings thereon, in Franklin, Norfolk County, Massachusetts, shown as Lot 14 on said plan entitled "Definitive Plan Joanne Estates, A Definitive Subdivision Plan of Land in Franklin, Massachusetts." Scale 1" = 40', January 11, 1993, Franklin Land Surveyors, Inc., recorded with Norfolk County Registry of Deeds as Plan No. 520 of 1994 in Plan Book 423.

Excepting from this parcel the fee in Louise Drive (Road B) and Byron's Way (Road A) as shown on said plan, but together with the right to use Louise Drive and Byron's Way as shown on said plan for at] purposes for which streets and ways are commonly used in the Town of Franklin.

Said Lot 14 contains approximately 45,000 square feet of land, more or less, according to said plan.

Said parcels are conveyed subject to any easements, covenants, restrictions, and rights of way, if any, of record, to the extent the same may be in force.

Being the same premises conveyed to the herein named mortgagor by deed recorded with Norfolk County Registry of Deeds herewith.

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 30, 2013 and recorded in the Norfolk County Registry of Deeds in Book 31882, Page 131.

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.

FIVE THOUSAND (\$5,000.00) 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 thirty (30) days after the date of sale.

Other terms to be announced at the sale.

Brock and Scott, PLLC

1080 Main Street, Suite 200

Pawtucket, RI 02860

Attorney for Wilmington Savings Fund Society, FSB as Owner Trustee of the Residential Credit Opportunities Trust V-C

Present Holder of the Mortgage

401-217-8701