

LEGAL NOTICE

MORTGAGEE'S NOTICE OF SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain Mortgage given by Gilnei Pinto and Janet Pinto to Washington Mutual Bank, FA, a Federal Association, dated August 20, 2004 and recorded with the Middlesex County (North District) Registry of Deeds at Book 17745, Page 146, as affected by a Loan Modification Agreement recorded in said Registry of Deeds at Book 26941, Page 60, subsequently assigned to JPMorgan Chase Bank, National Association by Federal Deposit Insurance Corporation as receiver of Washington Mutual Bank f/k/a Washington Mutual Bank, FA by assignment recorded in said Middlesex County (North District) Registry of Deeds at Book 28696, Page 211; of which Mortgage the undersigned is the present holder for breach of the conditions of said Mortgage and for the purpose of foreclosing same will be sold at Public Auction at 2:00 PM on April 26, 2017 at 7 Allenhurst Way, Wilmington, MA, all and singular the premises described in said Mortgage, to wit:

The land in said Wilmington with the buildings thereon located on Allenhurst Way and known as Lot 2A on a plan of land entitled, "Plan of Land in Wilmington, Mass. Owner: Allenhurst Development Corp., K. J. Miller, C. E., dated August 8, 1989," which plan is recorded in the Middlesex North District Registry of Deeds in Plan Book 170, Plan 129. Said Lot 2A contains 20,377 square feet of land. Being the same premises conveyed to the herein named mortgagor (s) by deed recorded with Middlesex North District Registry of Deeds herewith.

The premises are to be sold subject to and with the benefit of all easements, restrictions, building and zoning laws, liens, attorney's fees and costs pursuant to M.G.L.Ch.183A, unpaid taxes, tax titles, water bills, municipal liens and assessments, rights of tenants and parties in possession.

TERMS OF SALE:

A deposit of FIVE THOUSAND DOLLARS AND 00 CENTS (\$5,000.00) in the form of a certified check, bank treasurer's check or money order will be required to be delivered at or before the time the bid is offered. The successful bidder will be required to execute a Foreclosure Sale Agreement immediately after the close of the bidding. The balance of the purchase price shall be paid within thirty (30) days from the sale date in the form of a certified check, bank treasurer's check or other check satisfactory to Mortgagee's attorney. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

TIME WILL BE OF THE ESSENCE.

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

JPMorgan Chase
Bank, N.A.

Present Holder of
said Mortgage,
By Its Attorneys,
ORLANS MORAN PLLC
ITS SUCCESSORS
AND ASSIGNS
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16-005766
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