

LEGAL NOTICE

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Raymond F. Robson Ethel M. Robson to Financial Freedom Senior Funding Corporation, a Subsidiary of IndyMac Bank, FSB, dated June 12, 2006 and recorded with the Middlesex County (Northern District) Registry of Deeds at Book 20201, Page 186, of which mortgage the undersigned is the present holder by assignment from Financial Freedom Senior Funding Corporation to Mortgage Electronic Registration Systems, Inc., as nominee for Financial Freedom Acquisition LLC dated January 20, 2010 and recorded with said registry on January 21, 2010 at Book 23697 Page 238 and by assignment from Mortgage Electronic Registration Systems, Inc., as nominee for Financial Freedom Acquisition LLC to CIT Bank, N.A. dated April 14, 2017 and recorded with said registry on May 22, 2017 at Book 31131 Page 279, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at 11:00 a.m. on April 25, 2018, on the mortgaged premises located at 17 Hathaway Road, Wilmington, Middlesex County, Massachusetts, all and singular the premises described in said mortgage,

TO WIT:

The land with the buildings thereon situated in Wilmington, Middlesex County, Commonwealth of Massachusetts known and being numbered 17 Hathaway Road.

Being shown as Lot 48 on plan entitled: 'Plan of a Portion of land in Wilmington, Massachusetts, belonging to Albert P. Rounds and Others,' dated April 7, 1951, Albert P. Rounds, Civil Engineer, recorded with Middlesex North District Deeds, Plan Book 81, Page 61.

Containing ten thousand fourteen (10,014) square feet, according to said plan.

The premises are conveyed subject to and with the benefit of all rights, rights of way, easements, appurtenances, reservations, restrictions, and layouts and takings of record, insofar as they are in force and applicable.

Being the same premises conveyed to the herein named mortgagor(s) by deed recorded with Middlesex North District Registry of Deeds in Book 1776, Page 268.

For mortgagor's(s') title see deed recorded with Middlesex County (Northern District) Registry of Deeds in Book 20201, Page 185.

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, improvements, 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 Fifteen Thousand (\$15,000.00) 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.

CIT BANK, N.A.
Present holder of
said mortgage
By its Attorneys,
HARMON LAW
OFFICES, P.C.
150 California Street
Newton, MA 02458
(617) 558-0500
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