

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 Jonathan Gibb and Jessica B. Gibb to Mortgage Electronic Registration Systems, Inc., as mortgagee, acting solely as a nominee for IndyMac Bank, F.S.B., dated March 15, 2005 and recorded in Middlesex County (Northern District) Registry of Deeds in Book 18542, Page 232 (the "Mortgage"), as affected by a Reformation Order dated August 3, 2016, and recorded at said Registry of Deeds in Book 30743, Page 176 of which mortgage Deutsche Bank National Trust Company, as Trustee of the IndyMac INDX Mortgage Loan Trust 2005-AR8, Mortgage Pass-Through Certificates, Series 2005-AR8 under the pooling and servicing agreement dated April 1, 2005 is the present holder by Assignment from Mortgage Electronic Registration Systems Inc. to OneWest Bank FSB dated September 15, 2009 and recorded at said Registry of Deeds in Book 23437, Page 41, and Confirmatory Assignment from Mortgage Electronic Registration Systems Inc as nominee for IndyMac Bank F.S.B. its successors and assigns to OneWest Bank FSB dated February 21, 2012 and recorded at said Registry of Deeds in Book 25785, Page 66, and Assignment from OneWest Bank FSB to Deutsche Bank National Trust Company, as Trustee of the IndyMac INDX Mortgage Loan Trust 2005-AR8, Mortgage Pass-Through Certificates, Series 2005-AR8 under the pooling and servicing agreement dated April 1, 2005 dated February 2, 2011 and recorded at said Registry of Deeds in Book 25109, Page 53, and Assignment from OneWest Bank FSB to Deutsche Bank National Trust Company, as Trustee of the IndyMac INDX Mortgage Loan Trust 2005-AR8, Mortgage Pass-Through Certificates, series 2005-AR8 under the pooling and servicing agreement dated April 1, 2005 dated February 21, 2012 and recorded at said Registry of Deeds in Book 25785, Page 68, for breach of conditions of said mortgage and for the purpose of foreclosing the same, the mortgaged premises located at 93R West Street, Wilmington, MA 01887 will be sold at a Public Auction at 12:00 PM on February 18, 2020, at the mortgaged premises, more particularly described below, all and singular the premises described in said mortgage, to wit:

The land being situated in Wilmington, Middlesex County, Massachusetts, and being shown as Lot 3 on a Subdivision Plan of Land in Wilmington, MA, owned by Charles A. Jannone Jr. and Valerie Sherman-Jannone, Corey & Donahue, Inc., Engineers and Surveyors, 198 Cambridge Road Woburn, MA, dated October 30, 1991 and recorded with Middlesex North District Registry of Deeds Plan Book 179, Plan 49, and to which plan reference is made for a more particular description of said Lot 3.

Lot 3 containing 29,698 square feet of land according to said plan.

For title reference see Deed dated September 29, 1983 and recorded with the Middlesex District Registry of Deeds in Book 06698, Papa 278.

For mortgagor's title see deed recorded with the Middlesex County (Northern District) Registry of Deeds in Book 06698, Page 276.

The premises will be sold subject to any and all unpaid taxes and other municipal assessments and liens, and subject to prior liens or other enforceable encumbrances of record entitled to precedence over this mortgage, and subject to and with the benefit of all easements, restrictions, reservations and conditions of record and subject to all tenancies and/or rights of parties in possession.

Terms of the Sale: Cash, cashier's or certified check in the sum of \$5,000.00 as a deposit must be shown at the time and place of the sale in order to qualify as a bidder (the mortgage holder and its designee(s) are exempt from this requirement); high bidder to sign written Memorandum of Sale upon acceptance of bid; balance of purchase price payable in cash or by certified check in thirty (30) days from the date of the sale at the offices of mortgagee's attorney, Korde & Associates, P.C., 900 Chelmsford Street, Suite 3102, Lowell, MA 01851 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.

Deutsche Bank National Trust
Company, as Trustee of the
IndyMac INDX Mortgage Loan
Trust 2005-AR8, Mortgage
Pass-Through Certificates,
Series 2005-AR8 under the
pooling and servicing agreement
dated April 1, 2005
Korde & Associates, P.C.
900 Chelmsford Street
Suite 3102
Lowell, MA 01851
(978) 256-1500
Gibb, Jonathan, 18-033670
200062 1/22,29, 2/5/20