

LEGAL NOTICE

**NOTICE OF MORTGAGEE'S
SALE OF REAL ESTATE**

Premises: 32 Marcia Road,
Wilmington, MA 01887

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Michael M. Hutchison to Mortgage Electronic Registration Systems, Inc., as Mortgagee, as nominee for Leader Bank, N.A., and now held by **US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VRMTG Asset Trust**, said mortgage dated December 6, 2013 and recorded in the Middlesex County (Northern District) Registry of Deeds in Book 27877, Page 1, said mortgage was assigned from Mortgage Electronic Registration Systems Inc., as nominee for Leader Bank, NA to Branch Banking and Trust Company by assignment dated September 21, 2018 and recorded with said Registry of Deeds in Book 32482, Page 240; said mortgage was assigned from Branch Banking and Trust Company to Specialized Loan Servicing LLC by assignment dated September 13, 2019 and recorded with said Registry of Deeds in Book 33348, Page 129; said mortgage was assigned from Specialized Loan Servicing LLC to US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VRMTG Asset Trust by assignment dated March 29, 2021 and recorded with said Registry of Deeds in Book 35959, Page 168; for breach of the conditions in said mortgage and for the purpose of foreclosing the same will be sold at **Public Auction on** March 9, 2022 at 11:00 AM Local Time upon the premises, all and singular the premises described in said mortgage, to wit:

The land with the buildings thereon, in Wilmington, Mass., being shown as Lot 4 on a plan entitled "DeCarolus Estates, Plan of Land in Wilmington, Mass., January 21, 1964 Dana F. Perkins and Sons, C.E." recorded in Middlesex North District Registry of Deeds, Plan Book 100, Plan 97.

Said Lot 4 contains 26,474 square feet more or less.

Being the same premises conveyed to the mortgagor by Deed recorded 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 December 9, 2013 and recorded in the Middlesex County (Northern District) Registry of Deeds in Book 27876, Page 287.

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 & Scott, PLLC
1080 Main Street, Suite 200
Pawtucket, RI 02860
Attorney for US Bank Trust
National Association, Not In
Its Individual Capacity But
Solely As Owner Trustee
For VRMTG Asset Trust
Present Holder of the Mortgage
401-217-8701
220103 1/26, 2/2,9/22