

LEGAL NOTICE

MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Michael J. Conley and Theresa M. Conley to Washington Mutual Bank, FA, dated November 16, 2005 and recorded with the Middlesex County (Southern District) Registry of Deeds at Book 46509, Page 415, of which mortgage the undersigned is the present holder by assignment from JPMorgan Chase Bank, National Association, as purchaser of the loans and other assets of Washington Mutual Bank, formerly known as Washington Mutual Bank, FA (the "Savings Bank") from the Federal Deposit Insurance Corporation, acting as receiver for the Savings Bank and pursuant to its authority under the Federal Deposit Insurance Act, 12 U.S.C. § 1821(d) to Bank of America National Association dated April 9, 2010 and recorded with said registry on April 20, 2010 at Book 54559 Page 130 and by assignment from The Federal Deposit Insurance Corporation acting in its receivership capacity as Receiver of Washington Mutual Bank f/k/a Washington Mutual Bank, FA to JPMorgan Chase Bank, National Association dated September 3, 2014 and recorded with said registry on September 16, 2014 at Book 64234 Page 292 and by assignment from JPMorgan Chase Bank, National Association to Bank of America, National Association dated September 3, 2014 and recorded with said registry on September 16, 2014 at Book 64234 Page 296 and by assignment from Bank of America, N.A. to Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity but solely as trustee for BCAT 2014-12TT dated February 5, 2015 and recorded with said registry on March 4, 2015 at Book 64999 Page 340, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at 4:00 p.m. on April 10, 2017, on the mortgaged premises located at 10 Crestwood Drive a/k/a 10 Crestwood Road, North Reading, Middlesex County, Massachusetts, all and singular the premises described in said mortgage,

TO WIT:

The land located in North Reading, Middlesex County, Massachusetts situated on the Southerly side of Crestview Road being shown as Lot 57/94 as shown on Definitive Subdivision Plan, Chestnut Village, No. Reading, Mass., Haynes Engineering Inc., January 16, 1979, Rev. 11-3-80, recorded Middlesex South County Registry of Deeds, Book 14240, Page 048, Plans #274 and 275 of 1981.

Beginning on the Southerly side of Crestwood Road, at the Northwesterly corner of said Lot 57/94,

SOUTHWESTERLY Along Lot 57/95 two hundred seventy and 87/100 (270.87) feet as shown on said Plan;

EASTERLY Along land now or formerly of Town of North Reading shown as Lot 57/15 on said Plan, one hundred twenty-two and 10/100 (122.10) feet;

NORTHEASTERLY Still along said land now or formerly of Town of No. Reading, thirty-three (33.0) feet, fifty-seven (57.0) feet and fifteen feet (15.0) feet;

NORTHERLY Along Lot 57/74 as shown on said Plan two hundred twenty-three and 80/100 (223.80) feet to Crestwood Road;

WESTERLY Along said Crestwood Road one hundred sixty-one and 57/100 (161.57) feet to the point of beginning.

All of said distances being more or less as shown on said Plan, said Lot 57/94 containing 46,383 square feet, more or less.

Subject to and with the benefit of easements, restrictions and covenants of record in so far as the same are in force and applicable.

For title reference, see deed of Salvatore Razionale and Caterina Razionale dated February 18, 2000 and recorded with Middlesex South District Registry of Deeds in Book 31149, Page 371.

For mortgagor's(s)' title see deed recorded with Middlesex County (Southern District) Registry of Deeds in Book 31149, Page 371.

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.

WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST,
NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR BCAT 2014-12TT

Present holder of said mortgage

By its Attorneys,
HARMON LAW OFFICES, P.C.
150 California Street
Newton, MA 02458 (617) 558-0500
201003-2322 - TEA

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