

WANT ADS

Classified

Ads

The St. Ignace News will not be responsible for more than one incorrect insertion of a classified ad.

Copy Deadline: Monday, 1 p.m.

Public Notices

NOTICE OF MORTGAGE FORECLOSURE SALE

This firm is a debt collector attempting to collect a debt. Any information we obtain will be used for that purpose. Please contact our office at the number below if you are in active military duty.

ATTN PURCHASERS: This sale may be rescinded by the foreclosing mortgagee. In that event, your damages, if any, shall be limited solely to the return of the bid amount tendered at sale, plus interest.

MORTGAGE SALE

Default has been made in the conditions of a mortgage made by LINTON LOY, JR a/k/a LINTON L. LOY, JR and SARAH LOY, husband and wife, original mortgagor(s), to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as nominee for lender and lender's successors and/or assigns, Mortgagee, dated March 2, 2006, and recorded on March 13, 2006 in Liber 623 on page 595, and modified by Affidavit or Order recorded on April 21, 2008 in Liber 667 on page 667, and modified by Affidavit or Order recorded on June 24, 2008 in Liber 671 on page 317, and modified by Affidavit or Order recorded on July 2, 2008 in Liber 671 on page 609, and assigned by said Mortgagee to HSBC Bank USA, National Association, as Trustee under the Pooling and Servicing Agreement dated as of May 1, 2006, Fremont Home Loan Trust 2006-A as assignee as documented by an assignment, in Mackinac County Records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of One Hundred Thirty-Five Thousand Nine Hundred Thirty and 74/100 Dollars (\$135,930.74), including interest at 10.8% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public venue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on April 16, 2009.

Said premises are situated in Township of Moran, Mackinac County, Michigan, and are described as:

Commencing at the North 1/4 corner, Section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan, thence South 00 Degrees 10 Minutes 33 Seconds East 1317.17 Feet along North-South 1/4 line, thence South 89 Degrees 34 Minutes 09 Seconds West 320.00 Feet to the point of beginning, thence South

00 Degrees 10 Minutes 33 Seconds East 566.05, Thence South 89 Degrees 49 Minutes 27 Seconds West 432.85 Feet, Thence South 00 Degrees 10 Minutes 33 Seconds East 200.00 Feet to North side of 15 Foot Easement, thence North 89 Degrees 49 Minutes 27 Seconds East 493.03 Feet along North side of 15 foot easement thence South 00 Degrees 10 Minutes 33 Seconds East 297.24 feet, thence South 00 Degree 08 Minutes 59 Seconds West 24.81 feet, thence South 89 Degrees 06 Minutes 30 Seconds West 527.00 Feet, thence South 02 Degrees 54 Minutes 14 Seconds East 269.35 Feet to North Right of way of US-2, Thence North 69 Degrees 08 Minutes 30 Seconds West 552.99 Feet along said right of way, thence North 00 Degrees 58 Minutes 36 Seconds West 1151.53 Feet, thence North 89 Degrees 34 Minutes 09 Seconds East 986.53 Feet to the Point of beginning, Being a portion of Government Lot 2, Section 22, Town 42 North, range 6 West, and a portion of the Southeast 1/4 of the Northwest 1/4 Section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan.

Subject to and reserving from the above described property the following: A 15 Foot wide ingress-egress easement 15.00 Feet South of the following line: Commencing at the North 1/4 corner, section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan, thence South 00 Degrees 10 Minutes 33 Seconds East 2087.56 Feet, along North-South 1/4 line, thence South 89 Degrees 49 Minutes 27 Seconds West 33.00 Feet to County Road (Ozark Road) Right of Way and the point of beginning, thence South 89 Degrees 49 Minutes 27 Seconds West 226.82 Feet, thence South 89 Degrees 49 Minutes 27 Seconds West 493.03 Feet to the point of ending.

The redemption period shall be 12 months from the date of such sale, unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

Dated: March 19, 2009

For more information, please call: FC D 248.593.1312 Trott & Trott, P.C. Attorneys For Servicer 31440 Northwestern Highway, Suite 200 Farmington Hills, Michigan 48334-2525 File #250993F01

Said premises are situated in Township of Moran, Mackinac County, Michigan, and are described as:

Commencing at the North 1/4 corner, Section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan, thence South 00 Degrees 10 Minutes 33 Seconds East 1317.17 Feet along North-South 1/4 line, thence South 89 Degrees 34 Minutes 09 Seconds West 320.00 Feet to the point of beginning, thence South

00 Degrees 10 Minutes 33 Seconds East 566.05, Thence South 89 Degrees 49 Minutes 27 Seconds West 432.85 Feet, Thence South 00 Degrees 10 Minutes 33 Seconds East 200.00 Feet to North side of 15 Foot Easement, thence North 89 Degrees 49 Minutes 27 Seconds East 493.03 Feet along North side of 15 foot easement thence South 00 Degrees 10 Minutes 33 Seconds East 297.24 feet, thence South 00 Degree 08 Minutes 59 Seconds West 24.81 feet, thence South 89 Degrees 06 Minutes 30 Seconds West 527.00 Feet, thence South 02 Degrees 54 Minutes 14 Seconds East 269.35 Feet to North Right of way of US-2, Thence North 69 Degrees 08 Minutes 30 Seconds West 552.99 Feet along said right of way, thence North 00 Degrees 58 Minutes 36 Seconds West 1151.53 Feet, thence North 89 Degrees 34 Minutes 09 Seconds East 986.53 Feet to the Point of beginning, Being a portion of Government Lot 2, Section 22, Town 42 North, range 6 West, and a portion of the Southeast 1/4 of the Northwest 1/4 Section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan.

Subject to and reserving from the above described property the following: A 15 Foot wide ingress-egress easement 15.00 Feet South of the following line: Commencing at the North 1/4 corner, section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan, thence South 00 Degrees 10 Minutes 33 Seconds East 2087.56 Feet, along North-South 1/4 line, thence South 89 Degrees 49 Minutes 27 Seconds West 33.00 Feet to County Road (Ozark Road) Right of Way and the point of beginning, thence South 89 Degrees 49 Minutes 27 Seconds West 226.82 Feet, thence South 89 Degrees 49 Minutes 27 Seconds West 493.03 Feet to the point of ending.

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Subject to and reserving from the above described property the following: A 15 Foot wide ingress-egress easement 15.00 Feet South of the following line: Commencing at the North 1/4 corner, section 22, Town 42 North, Range 6 West, Moran Township, Mackinac County, Michigan, thence South 00 Degrees 10 Minutes 33 Seconds East 2087.56 Feet, along North-South 1/4 line, thence South 89 Degrees 49 Minutes 27 Seconds West 33.00 Feet to County Road (Ozark Road) Right of Way and the point of beginning, thence South 89 Degrees 49 Minutes 27 Seconds West 226.82 Feet, thence South 89 Degrees 49 Minutes 27 Seconds West 493.03 Feet to the point of ending.

STATE OF MICHIGAN IN THE CIRCUIT COURT FOR THE COUNTY OF MACKINAC File No. 09-6681-CZ

LUKE JAROCHE, Plaintiff, -vs- BARBARA CZERWINSKI, AND ALL UNKNOWN HEIRS, DEVISEES AND ASSIGNS, OF CASMERE S. PNIEWSKI AND/OR SOPHIE PNIEWSKI, Defendants.

TOM H. EVASHEVSKI (P31207) Attorney for Plaintiff 132 North State Street St. Ignace, MI 49781 (906) 643-7800

ORDER FOR PUBLICATION PURSUANT TO MCR 2.105(l)

At a session of said Court held in the Court Room, Court House, City of St. Ignace, Michigan on the 20th day of March, 2009.

PRESENT: The Honorable William W. Carmody, Circuit Judge.

This matter having come before the court on Plaintiff's verified motion, and the court determining that the Defendants cannot be located despite diligent efforts to do so by the Plaintiff and the court further determining that service by publication is the most reasonable manner by which notice can be provided to the Defendants of these proceedings, and the court being otherwise fully advise in the premises;

IT IS HEREBY ORDERED pursuant to MCR 2.105(l) Defendants, All of the Unknown Heirs, Devisees and Assigns of Casmere S. Pniewski and/or Sophie Pniewski, shall be served with process involving this action by way of publication of this order in The St. Ignace News published in St. Ignace, Michigan, once each week for three consecutive weeks. Posting is not required, but mailing is required to Defendant, Barbara Czerwinski, at her last known address, 853 Ottawa Drive, Troy, Michigan 48065.

IT IS FURTHER ORDERED that notice is given to Defendant, all of the Unknown Heirs, Devisees, and Assigns of Casmere S. Pniewski and/or Sophie Pniewski, as follows:

1. You are being sued to Quiet Title to real estate located in Mackinac County described as follows:

Commencing at the Northwest corner of Section 10, Town 43 North, Range 2 West, Marquette Township, Mackinac County, Michigan;

thence South 33°26' East 821.4 feet; thence South 1°46' West 55.0 feet; thence North 57°02' East 150.0 feet; thence South 17°40' East 813.8 feet; thence North 75°45' East 639.9 feet; thence South 87°15' East 859.9 feet; thence South 60°45' East 760.1 feet; thence South 82°45' East 459.85 feet for the point of beginning; thence South 82°45' East 165.0 feet; thence South 64°09'30" East 172.5 feet; thence South 38°48'30" West 1180.0 feet; thence North 64°11'30" West 450.0 feet; thence North 45°06' East 1163.9 feet to the point of beginning, containing 10.01 acres.

The Southerly 100.0 feet of the above described parcel is SUBJECT TO an easement to be used in common by the parties hereto, their heirs and assigns for ingress and egress, and the installation and maintenance of public utilities.

TOGETHER WITH and SUBJECT TO Easement #15, recorded in Liber 212, page 427, and Easement #18, recorded in Liber 212, page 606, Marquette Township, Mackinac County, Michigan.

TOGETHER WITH all applicable easements of record.

2. You are required to answer the complaint or take other action permitted by law on or before June 1, 2009.

3. Failure to answer the complaint or take other action permitted by law will result in the entry of a default against you resulting in forfeiture for any claim of interest you may have in the aforescribed real estate.

4. A copy of the complaint may be obtained from the Mackinac County Clerk whose address is: 100 Marley, St. Ignace, Michigan 49781, and phone number is (906) 643-7300.

Dated: March 20, 2009

William W. Carmody Acting Circuit Judge

NOTICE OF MORTGAGE FORECLOSURE SALE

This firm is a debt collector attempting to collect a debt. Any information we obtain will be used for that purpose. Please contact our office at the number below if you are in active military duty.

ATTN PURCHASERS: This sale may be rescinded by the foreclosing mortgagee. In that event, your damages, if any, shall be limited solely to the return of the bid amount tendered at sale, plus interest.

MORTGAGE SALE

Default has been made in the conditions of a mortgage made by MICHAEL G TAMLYN and CAROLYN TAMLYN f/k/a CAROLYN COLE-GROVE, husband and wife, original mortgagor(s), to WELLS FARGO FINANCIAL AMERICA, INC., Mortgagee, dated February 2, 2007, and recorded on August 20, 2007 in Liber 654 on page 638, in Mackinac County Records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of Two Hundred Fifty-Two Thousand Two Hundred Fifty-Three and 28/100 Dollars (\$252,253.28), including interest at 8.68% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public venue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on April 23, 2009.

Said premises are situated in Township of Moran, Mackinac County, Michigan, and are described as:

A portion of the Fractional Northwest 1/4 of the Northeast 1/4, (Government Lot 1)

Section 15, Town 40 North, Range 4 West described as: Commencing at the Southwest corner of Private Claim 18; thence North 9 degrees 04 minutes 01 seconds West along the Southwesterly Private Claim line, a distance of 643.99 feet; thence North 80 degrees 42 minutes 36 seconds West 404.16 feet; thence North 69 degrees 57 minutes 30 seconds West 241.65 feet to the point of beginning; thence North 69 degrees 57 minutes 30 seconds West 294.49 feet; thence North 45 degrees 40 minutes 20 seconds East 284.61 feet; thence South 13 degrees 41 minutes 45 seconds East 308.57 feet to the point of beginning ALSO: An easement for ingress and egress to the above mentioned parcel described as: Commencing at the Southwest corner of Private Claim 18; thence North 9 degrees 04 minutes 01 seconds West along the Southwesterly Private claim line 643.99 feet to the point of beginning; thence North 80 degrees 42 minutes 36 seconds West 404.16 feet; thence North 69 degrees 57 minutes 30 seconds West 241.65 feet; thence North 13 degrees 41 minutes 45 seconds West 40.88 feet; thence South 69 degrees 57 minutes 30 seconds East 266.51 feet; thence South 80 degrees 42 minutes 36 seconds East 384.75 feet; thence South 9 degrees 04 minutes 01 seconds East 34.77 feet to the point of beginning.

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

Dated: March 26, 2009

For more information, please call: FC D 248.593.1309 Trott & Trott, P.C. Attorneys For Servicer 31440 Northwestern Highway, Suite 200 Farmington Hills, Michigan 48334-2525 File #253266F01

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This firm is a debt collector attempting to collect a debt. Any information we obtain will be used for that purpose. Please contact our office at the number below if you are in active military duty.

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Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public

venue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on April 23, 2009.

Said premises are situated in Township of St Ignace, Mackinac County, Michigan, and are described as:

The West 1/2 of the West 1/2 of the Northeast 1/4 of the Northwest 1/4, Section 30, Town 41 North, Range 3 West.

The redemption period shall be 12 months from the date of such sale, unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

Dated: March 26, 2009

For more information, please call: FC D 248.593.1309 Trott & Trott, P.C. Attorneys For Servicer 31440 Northwestern Highway, Suite 200 Farmington Hills, Michigan 48334-2525 File #253265F01

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ATTN PURCHASERS: This sale may be rescinded by the foreclosing mortgagee. In that event, your damages, if any, are limited solely to the return of the bid amount tendered at sale, plus interest.

Dated: April 9, 2009

Orlans Associates, P.C. Attorneys for Servicer P.O. Box 5041 Troy, MI 48007-5041 248-502-1400 File No. 285.7839

Default has been made in the conditions of a mortgage made by JULIE E. BURTON, a single woman, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as nominee for lender and lender's successors and/or assigns, Mortgagee, dated October 9, 2002 and recorded October 16, 2002 in Liber 523, page 623, Mackinac County Records, Michigan. There is claimed to be due at the date hereof the sum of One Hundred Nine

Thousand Three Hundred Seven and 67/100 Dollars (\$109,307.67) including interest at 6.5% per annum.

Under the power of sale contained in said mortgage and the statute in such case made and provided, notice is hereby given that said mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at public venue at the West front door of the Mackinac County Courthouse in St. Ignace in Mackinac County, Michigan at 11:00 a.m. on May 7, 2009.

Said premises are located in the Township of Portage, Mackinac County, Michigan, and are described as:

Lots 11, 12 and 13, Bon-I-Quay, according to the plat thereof as recorded in Liber 4 of Plats, Pages 51 and 52, Mackinac County Records.

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCLA 600.3241a, in which case the redemption period shall be 30 days from the date of such sale.

TO ALL PURCHASERS: The foreclosing mortgagee can rescind the sale. In that event, your damages, if any, are limited solely to the return of the bid amount tendered at sale, plus interest.

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Public Notices continued on page 21.

MOVING?

Don't forget to change your address!

Please notify us by phone, fax or e-mail.

Please include your name, address and a phone number.

Send address changes to:
The St. Ignace News

P.O. Box 277, St. Ignace, MI 49781
• E-mail: sales@saintignacenews.com
Phone: (906) 643-9150 • Fax (906) 643-9122
(2 weeks notice required)

Solution to Last Week's Puzzle

R	R	A	W	I	P	R	A	S	F	M	F	F	K	W	I	T	A
D	N	T	R	B	A	G	H	T	I	D	I	F	I	R	O	N	
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