

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

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.

MORTGAGE SALE

Default has been made in the conditions of a mortgage made by LAWRENCE R. LYNN and DEBRA Y. LYNN, husband and wife, MICHAEL R. DRUMHELLER and MARTHA DRUMHELLER, D and C. LYNN and KIMBERLY S. LYNN to THE PROVIDENT BANK d/b/a PROVIDENT CONSUMER, Mortgagee, dated April 8, 2003 and recorded April 21, 2003 in Liber 541, page 10, Mackinac County Records, Michigan. Said mortgage is now held by Wells Fargo Bank, N.A. as successor by merger to Wells Fargo Bank Minnesota, N.A., as Trustee relating to Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2003-HE1 by assignment. There is claimed to be due at the date hereof the sum of Fifty-Seven Thousand Nine Hundred Forty-Eight and 8/100 Dollars (\$57,948.08) including interest at 8.875% 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 vendue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on July 23, 2009.

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

Lot 378, Plat of Millicoquin, River Unity number 2, according to the recorded plat thereof.

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.

If you are a tenant in the property, please contact our office as you may have certain rights.

Dated: June 25, 2009

Orlans Associates, P.C. Attorneys For Servicer P.O. Box 5041 Troy, MI 48007-5041 248-502-1400 File No. 213.4130

NOTICE OF MORTGAGE FORECLOSURE SALE

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ATTN PURCHASERS: This sale may be rescinded by the foreclosing mortgagee.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 MARGARET SILLETTI LOPEZ, original mortgagor(s), to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as nominee for lender and lender's successors and/or assigns, Mortgagee, dated December 22, 2006, and recorded on December 28, 2006 in Liber 642 on page 141, in Mackinac County Records, Michigan, on which mortgage there is claimed to be due at the date hereof the sum of One Hundred Fifty-Two Thousand Five Hundred Eighty-Nine and 52/100 Dollars (\$152,589.52), including interest at 7.625% 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 vendue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on July 23, 2009.

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

A portion of the Southwest 1/4 of the Southeast 1/4, Section 17, Town 43 North, Range 10 West, described as follows: beginning at a point South 0 degrees 19 minutes East 660 feet from the Northeast corner of said Southwest 1/4 of Southeast 1/4; thence West 338.625 feet; thence South 0 degrees 19 minutes East 187.4 feet; thence North 80 degrees 30 minutes East 343.32 feet; thence North 0 degrees 19 minutes West 130.4 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: June 25, 2009

For more information, please call: FC X 248.593.1302 Trott & Trott, P.C. Attorneys For Servicer 31440 Northwestern Highway, Suite 200 Farmington Hills, Michigan 48334-2525 File #270425F01

As a debt collector, we are attempting to collect a debt and any information obtained will be used for that purpose. Notify (248) 362-6100 if you are in active military duty.

MORTGAGE SALE

Default having been made in the terms and conditions of a certain mortgage made by DEBRA G. SCHAFER and ROBERT SCHAFER, wife and husband of Mackinac County, Michigan, Mortgagor to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., dated the 29th day of October, A.D. 2004, and recorded in the office of the Register of Deeds, for the County of Mackinac and State of Michigan, on the 4th day of November, A.D. 2004, in Liber 589, page 446 of Mackinac Records, which said mortgage was assigned to U.S. Bank National Association ND, thru mesne assignments, on which mortgage there is claimed to be due, at the date of this notice, for principal of \$123,380.77 (One Hundred Twenty-Three Thousand Three Hundred Eighty and 77/100) plus accrued interest at 6.5% (six point five) percent per annum.

And no suit proceedings at law or in equity having been instituted to recover the debt secured by said mortgage or any part thereof. Now, therefore, by virtue of the power of sale contained in said mortgage, and pursuant to the statute of the State of Michigan in such case made and provided, notice is hereby given that on, the 30th day of July, A.D., 2009, at 11:00 a.m. said mortgage will be foreclosed by a sale at public auction, to the highest bidder, west front door of the Mackinac County Courthouse in St. Ignace, MI, Mackinac County, Michigan, of the premises described in said mortgage. Which said premises are described as follows: All that certain piece or parcel of land situate in the City of Saint Ignace, in the County of Mackinac and State of Michigan and described as follows to wit:

City of St. Ignace, County of Mackinac, Michigan:

Lots 9, 10 and 11, Block 3 of Partition Plat of Private Claim #5, City of St. Ignace, and portions of Private Claims #4 and 5, City of St. Ignace, Mackinac County, Michigan, further described as follows: Commencing at the Northeast corner of Lot 1, Block 3 of HOMBACH'S PLAT OF PRIVATE CLAIM #3 recorded in Book 1 of Plats, on Page 4 in the Office of the Register of Deeds for Mackinac County, Michigan; thence North 10 degrees West 350 feet along State Street, City of St. Ignace, Michigan, to the point of beginning; thence South 80 degrees West 82 feet to a point; thence North 10 degrees West 50.25 feet to a point; thence South 80 degrees West 62 feet more or less to the East side of Ames

Avenue (Medora Street extended); thence North 80 degrees East 40 feet to a point; thence Northwesterly parallel to Ames Avenue 54 feet more or less to a point on a line described as running South 80 degrees West from the Northwest corner of Lot 9, Block 3 of PARTITION PLAT OF PRIVATE CLAIM #5, City of St. Ignace to Ames Avenue, said point being 40 feet distant on a North 80 degrees East course from Ames Avenue; thence North 80 degrees East to the Northwest corner of said Lot 9, Block 3, PARTITION PLAT OF PRIVATE CLAIM #5; thence continuing North 80 degrees East along the North line of said Lot 9 to the West side of State Street at the place of holding the circuit court within Mackinac County, at 11:00 a.m. on July 23, 2009.

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

A portion of the Southwest 1/4 of the Southwest 1/4, Section 29, Town 42 North, Range 3 West described as follows: Continuing at the Southwest corner of said Section 29; thence North 0 Degrees 51 Minutes 17 Seconds East 1,315.49 feet along the West Section line; thence North 88 Degrees 45 Minutes 57 Seconds East 437.58 feet along the 1/4 line to the Point of Beginning; thence continuing North 88 Degrees 45 Minutes 57 Seconds East 900.00 feet; thence South 0 Degrees 14 Minutes 47 Seconds West 694.45 feet to Gorman Road; thence South 37 Degrees 29 Minutes 56 Seconds West 100.00 feet along Gorman Road; thence North 78 Degrees 09 Minutes 48 Seconds West 856.63 feet; thence North 0 Degrees 14 Minutes 47 Seconds East 578.69 feet to the Point of Beginning.

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: July 2, 2009

Weltman, Weinberg & Regis Co., L.P.A.

By: Michael I. Rich (P-41938) Attorney for Plaintiff Weltman, Weinberg & Regis Co., L.P.A. 2155 Butterfield Drive Suite 200-S Troy, MI 48084 WWR# 10024975

2008 in Liber 669 on page 433, in Mackinac County Records, Michigan, and assigned by said Mortgagee to PHH Mortgage Corporation as assignee, on which mortgage there is claimed to be due at the date hereof the sum of Ninety-Eight Thousand Four Hundred Ninety-Nine and 18/100 Dollars (\$98,499.18), including interest at 6.934% 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 vendue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m. on July 23, 2009.

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

A portion of the Southwest 1/4 of the Southwest 1/4, Section 29, Town 42 North, Range 3 West described as follows: Continuing at the Southwest corner of said Section 29; thence North 0 Degrees 51 Minutes 17 Seconds East 1,315.49 feet along the West Section line; thence North 88 Degrees 45 Minutes 57 Seconds East 437.58 feet along the 1/4 line to the Point of Beginning; thence continuing North 88 Degrees 45 Minutes 57 Seconds East 900.00 feet; thence South 0 Degrees 14 Minutes 47 Seconds West 694.45 feet to Gorman Road; thence South 37 Degrees 29 Minutes 56 Seconds West 100.00 feet along Gorman Road; thence North 78 Degrees 09 Minutes 48 Seconds West 856.63 feet; thence North 0 Degrees 14 Minutes 47 Seconds East 578.69 feet to the Point of Beginning.

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: July 2, 2009

Weltman, Weinberg & Regis Co., L.P.A.

By: Michael I. Rich (P-41938) Attorney for Plaintiff Weltman, Weinberg & Regis Co., L.P.A. 2155 Butterfield Drive Suite 200-S Troy, MI 48084 WWR# 10024975

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 KEITH M. FROSLAND, a married man and WENDY L. FROSLAND his wife, original mortgagor(s), to INSTA MORTGAGE.COM, Mortgagee, dated July 19, 2007, and recorded on July 20, 2007 in Liber 653 on page 241, and modified by Affidavit or Order recorded on May 16,

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 JAMES EVERHART, a single man, original mortgagor(s), to MEMBER FIRST MORTGAGE, LLC, Mortgagee, dated July 22, 2006, and recorded on July 26, 2006 in Liber 631 on page 573, in Mackinac County Records, Michigan, and assigned by said Mortgagee to DFCU Financial as assignee, on which mortgage there is claimed to be due at the date hereof the sum of One Hundred Thirty-Three Thousand Six Hundred Forty and 20/100 Dollars (\$133,640.20), including interest at 7% 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 vendue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on July 30, 2009.

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

The Northeast 1/4 of the Northwest 1/4 of Section 30, Town 43 North, Range 12 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: July 2, 2009

For more information, please call:

FC F 248.593.1313 Trott & Trott, P.C. Attorneys For Servicer 31440 Northwestern Highway, Suite 200 Farmington Hills, Michigan 48334-2525 File #269667F01

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.

MORTGAGE SALE

Default has been made in the conditions of a mortgage made by STEVEN N. KOZMA, a married man and TRICIA M. KOZMA, his wife, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as nominee for lender and lender's successors and/or assigns, Mortgagee, dated February 21, 2006 and recorded March 6, 2006 in Liber 623, page 389, Mackinac County Records, Michigan. Said mortgage is now held by Consumer Solutions, LLC by assignment. There is claimed to be due at the date hereof the sum of One Hundred Fifteen Thousand Eight Hundred Sixty-Seven and 00/100 Dollars (\$115,867.00) including interest at 8.44% 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 vendue, at the place of holding the circuit court within Mackinac County, at 11:00 a.m., on July 16, 2009.

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

Lot Number 11, Supervisor's Plat Number 2, located in the Southeast 1/4 of the Southeast 1/4 of Section 36, Town 42 North, Range 1 West, according to the recorded plat thereof, as

recorded in Liber 3 of Plats, Page 40 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.

If you are a tenant in the property, please contact our office as you may have certain rights.

Dated: June 18, 2009

Orlans Associates, P.C. Attorneys For Servicer P.O. Box 5041 Troy, MI 48007-5041 248-502-1400 File No. 567.0002

NOTICE OF SALE

Default has been made in the condition of a certain mortgage made the 1st day of August, 2006, by PHILLIP L. BLANK and DEE A. BLANK, husband and wife, to NORTHWESTERN BANK, and recorded on August 16, 2006, in the office of the Register of Deeds for Mackinac County, Michigan, at Liber 633, page 292, and on which mortgage there is claimed to be due and unpaid at the date of this Notice Seventy Nine Thousand Seven Hundred Sixty Five and 63/100 Dollars (\$79,765.63) and no suit or proceeding at law or in equity having been instituted to recover the debt, or any part of the debt, secured by said mortgage, and the power of sale contained in said mortgage has become operative by reason of such default.

NOTICE IS HEREBY GIVEN that on July 23, 2009, at 11:00 o'clock in the forenoon at the

Courthouse, located at 100 Marley St., Saint Ignace, MI, there will be offered for sale and sold to the highest bidder, at public sale, for the purpose of satisfying the amounts due and unpaid upon said mortgage, together with legal costs and charges of sale including an attorney fee of Seventy-Five (75.00) Dollars provided by law and in said mortgage, the lands and premises in said mortgage situated in the Township of Brevort, Mackinac County, and more fully described as follows, to wit:

Unit No. 21, East Lake Shores, A Site condominium, according to the Master Deed recorded in Liber 479, Pages 543-595 inclusive, Mackinac County Records, and designated as Mackinac County Condominium Subdivision Plan No. 34, together with rights in common elements as set forth in above Master Deed and as described in Act 59 of Public Acts of 1978, and amendments thereto.

The redemption period shall be six (6) months from date of sale; provided, however, that if the subject premises are heretofore or hereafter conclusively presumed to have been abandoned pursuant to MCL 600.3241a, the applicable period for redemption shall be thirty (30) days from said date, or otherwise shortened, in accordance with that statute.

Dated: June 10, 2009

Northwestern Bank Mortgagee

Calcutt Rogers & Boynton (P23137) 109 E. Front Street, Suite 300 Traverse City, MI 49684

FC G 248.593.1310 Trott & Trott, P.C. Attorneys For Servicer 31440 Northwestern Highway, Suite 200 Farmington Hills, Michigan 48334-2525 File #271273F01

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.

MORTGAGE SALE

Default has been made in the conditions of a mortgage made by STEVEN N. KOZMA, a married man and TRICIA M. KOZMA, his wife, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as nominee for lender and lender's successors and/or assigns, Mortgagee, dated February 21, 2006 and recorded March 6, 2006 in Liber 623, page 389, Mackinac County Records, Michigan. Said mortgage is now held by Consumer Solutions, LLC by assignment. There is claimed to be due at the date hereof the sum of One Hundred Fifteen Thousand Eight Hundred Sixty-Seven and 00/100 Dollars (\$115,867.00) including interest at 8.44% 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 vendue at the West front door of the Mackinac County Courthouse in St. Ignace in Mackinac County, Michigan at 11:00 a.m. on July 16, 2009.

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

Lot Number 11, Supervisor's Plat Number 2, located in the Southeast 1/4 of the Southeast 1/4 of Section 36, Town 42 North, Range 1 West, according to the recorded plat thereof, as

recorded in Liber 3 of Plats, Page 40 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.

If you are a tenant in the property, please contact our office as you may have certain rights.

Dated: June 18, 2009

Orlans Associates, P.C. Attorneys For Servicer P.O. Box 5041 Troy, MI 48007-5041 248-502-1400 File No. 567.0002

NOTICE OF SALE

Default has been made in the condition of a certain mortgage made the 1st day of August, 2006, by PHILLIP L. BLANK and DEE A. BLANK, husband and wife, to NORTHWESTERN BANK, and recorded on August 16, 2006, in the office of the Register of Deeds for Mackinac County, Michigan, at Liber 633, page 292, and on which mortgage there is claimed to be due and unpaid at the date of this Notice Seventy Nine Thousand Seven Hundred Sixty Five and 63/100 Dollars (\$79,765.63) and no suit or proceeding at law or in equity having been instituted to recover the debt, or any part of the debt, secured by said mortgage, and the power of sale contained in said mortgage has become operative by reason of such default.

NOTICE IS HEREBY GIVEN that on July 23, 2009, at 11:00 o'clock in the forenoon at the

Courthouse, located at 100 Marley St., Saint Ignace, MI, there will be offered for sale and sold to the highest bidder, at public sale, for the purpose of satisfying the amounts due and unpaid upon said mortgage, together with legal costs and charges of sale including an attorney fee of Seventy-Five (75.00) Dollars provided by law and in said mortgage, the lands and premises in said mortgage situated in the Township of Brevort, Mackinac County, and more fully described as follows, to wit:

Unit No. 21, East Lake Shores, A Site condominium, according to the Master Deed recorded in Liber 479, Pages 543-595 inclusive, Mackinac County Records, and designated as Mackinac County Condominium Subdivision Plan No. 34, together with rights in common elements as set forth in above Master Deed and as described in Act 59 of Public Acts of 1978, and amendments thereto.

The redemption period shall be six (6) months from date of sale; provided, however, that if the subject premises are heretofore or hereafter conclusively presumed to have been abandoned pursuant to MCL 600.3241a, the applicable period for redemption shall be thirty (30) days from said date, or otherwise shortened, in accordance with that statute.

Dated: June 10, 2009

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Calcutt Rogers & Boynton (P23137) 109 E. Front Street, Suite 300 Traverse City, MI 49684

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