
SHERIFF'S CERTIFICATE OF SALE AND FORECLOSURE RECORD

MORTGAGE DOCUMENT #3815979 (A)

DRAFTED BY:

Wilford, Geske & Cook P.A.

7616 Currell Blvd Ste 200

Woodbury, MN 55125-2296

FILE NUMBER: 036444F01

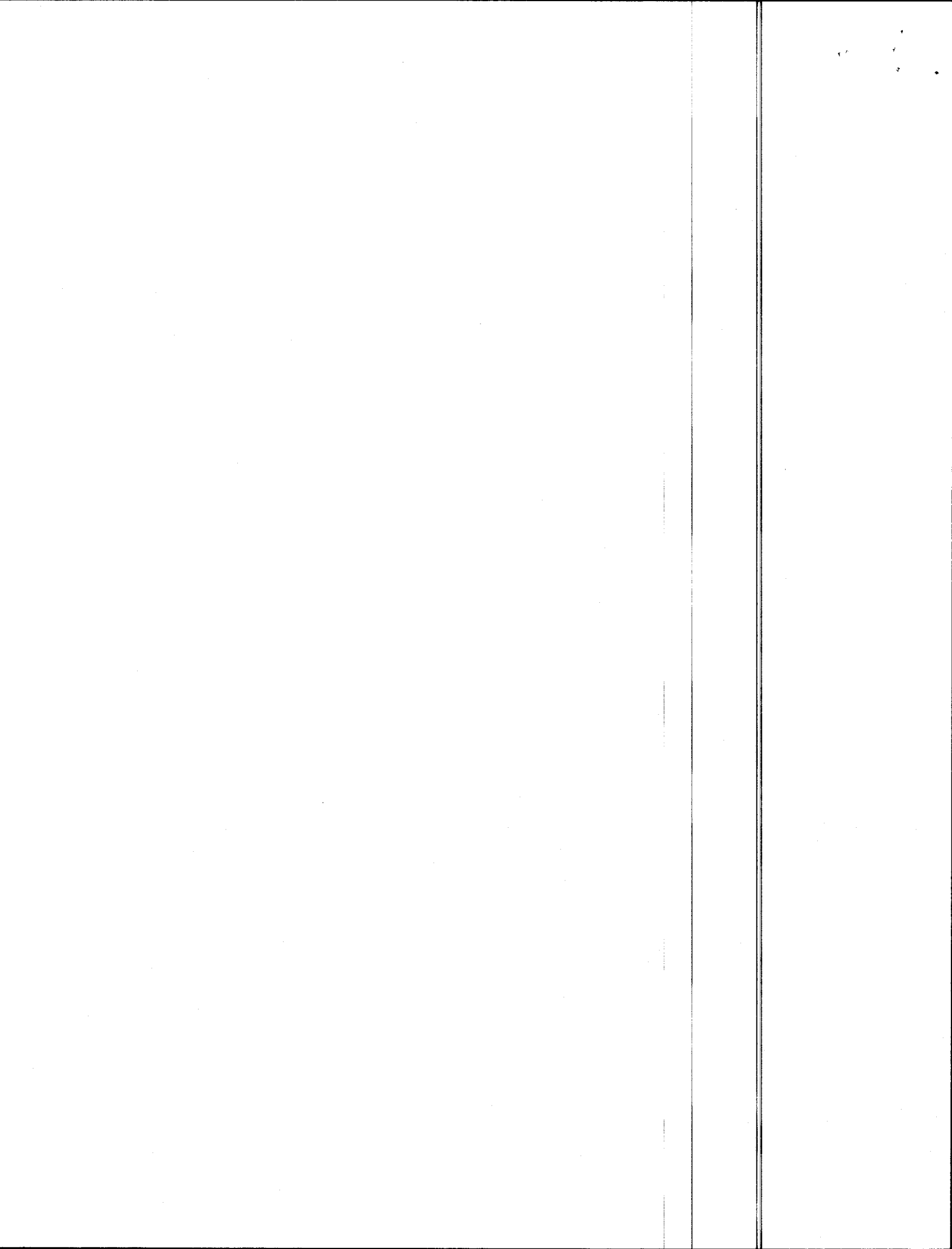
SEND TAX STATEMENTS TO:

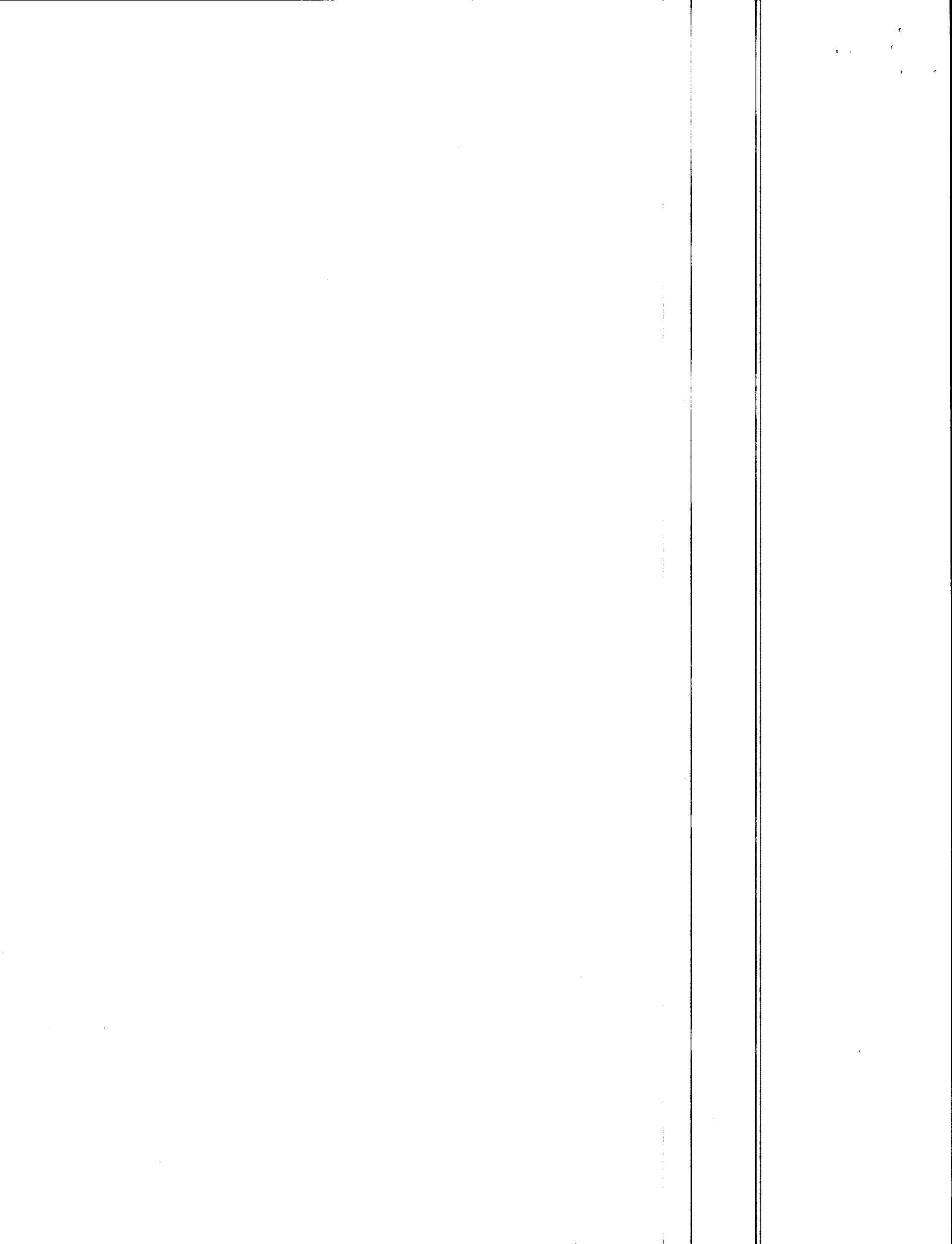
U.S. Bank National Association

4801 Frederica St

Owensboro, KY 42301-7441

Parcel Number: 29.29.22.32.0036





THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION.

THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES, SECTION 582.032, DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

DATED: October 26, 2016

U.S. BANK NATIONAL ASSOCIATION

Assignee of Mortgagee

WILFORD, GESKE & COOK P.A.

Attorneys for Assignee of Mortgagee

7616 Currell Blvd, Suite 200

Woodbury, Minnesota 55125-2296

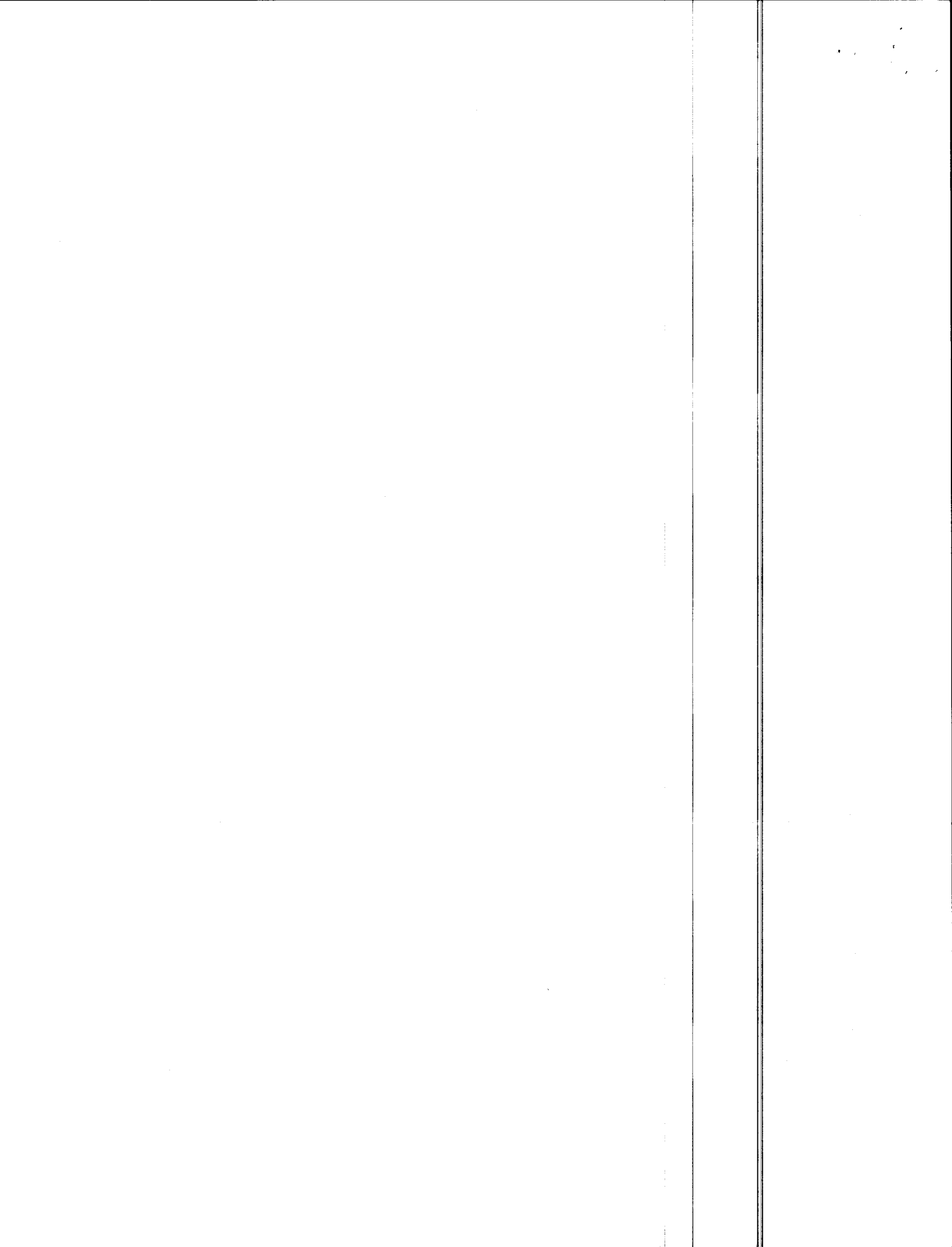
(651) 209-3300

File Number: 036444F01

(October 31-November 7-14-21-28-December 5)

===== ST. PAUL LEGAL LEDGER =====

11197843



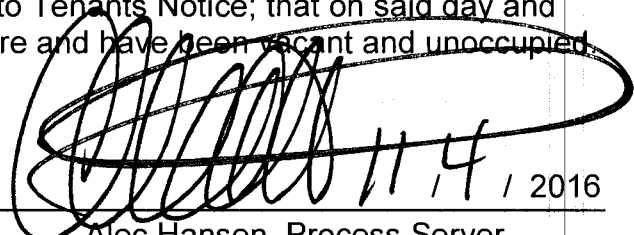
STATE OF MINNESOTA

AFFIDAVIT OF VACANCY

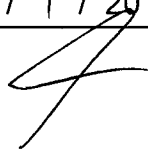
COUNTY OF HENNEPIN

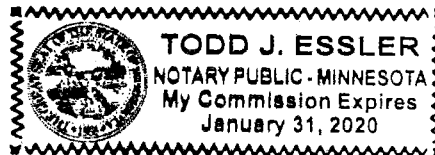
METRO LEGAL SERVICES

Alec Hansen, being duly sworn, on oath says that on November 4, 2016 he went upon the land and premises commonly known as 880 Clark Street, Saint Paul, County of Ramsey, State of Minnesota, and described in the attached Notice of Mortgage Foreclosure Sale, Homestead Designation Notice, Help for Homeowners in Foreclosure Notice, Notice of Redemption Rights and Foreclosure Advice to Tenants Notice for the purpose of serving the attached Notice of Mortgage Foreclosure Sale, Homestead Designation Notice, Help for Homeowners in Foreclosure Notice, Notice of Redemption Rights and Foreclosure Advice to Tenants Notice; that on said day and for sometime prior thereto, said premises were and have been vacant and unoccupied.


11/4 / 2016
Alec Hansen, Process Server

Subscribed and sworn to before me on

11/4/2016




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SHERIFF'S CERTIFICATE OF SALE AND FORECLOSURE RECORD

SHERIFF'S CERTIFICATE OF SALE

STATE OF MINNESOTA

COUNTY OF RAMSEY

I, Matt Bostrom, Sheriff of the County of Ramsey, State of Minnesota, do hereby certify that pursuant to the printed Notice of Foreclosure sale hereto attached and the power of sale contained in the following described mortgage:

DATE OF MORTGAGE: November 15, 2004

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$142,000.00

MORTGAGOR(S): Daniel J. Furlong and Jane F. Furlong, husband and wife

MORTGAGEE: First Residential Mortgage Corporation

DATE AND PLACE OF RECORDING:

Recorded: December 15, 2004 Ramsey County Recorder
Document Number: 3815979

LOAN MODIFICATION:

Dated: December 01, 2011
Recorded: January 13, 2012
Document Number: 4314935

ASSIGNMENTS OF MORTGAGE:

And assigned to: US Bank, NA
Dated: November 15, 2004
Recorded: December 15, 2004 Ramsey County Recorder
Document Number: 3815981

Transaction Agent: Not Applicable

Transaction Agent Mortgage Identification Number: Not Applicable

Lender or Broker: First Residential Mortgage Corporation

Residential Mortgage Servicer: U.S. Bank National Association

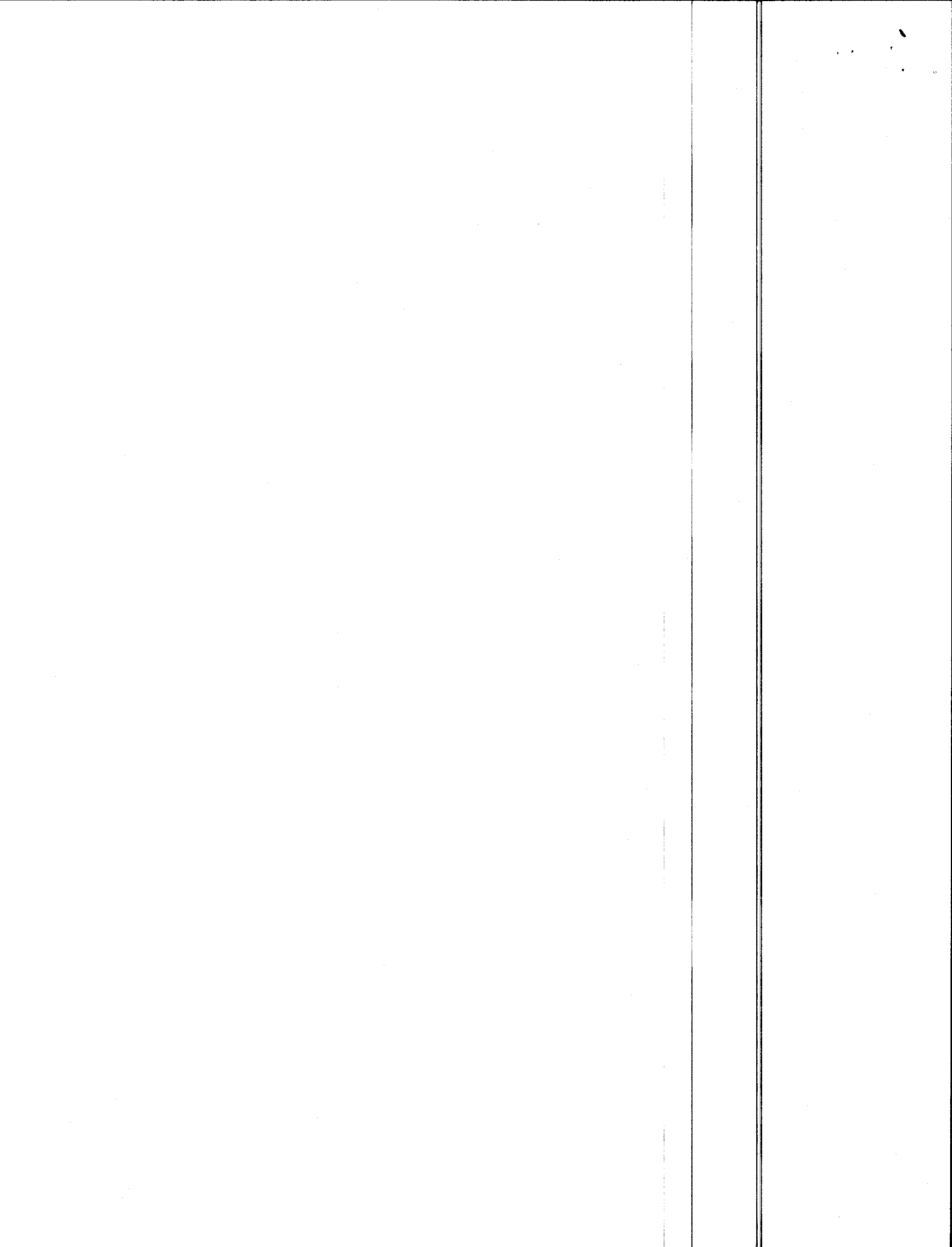
Mortgage Originator: Not Applicable

COUNTY IN WHICH PROPERTY IS LOCATED: Ramsey

Property Address: 880 Clark St, Saint Paul, MN 55130-4213

Tax Parcel ID Number: 29.29.22.32.0036

I did, at the time and place in said notice specified:



DATE AND TIME OF SALE: 12/13/2016 10:00 AM

PLACE OF SALE: Sheriff's Main Office, Lowry Building/City Hall Annex, 25 West 4th Street, Suite 150, St. Paul, Minnesota

offer for sale and sell at public auction to the highest bidder and best bidder, the tract of land described as follows, to wit:

The North 1/2 of Lot 11 and the Southerly 6 feet of Lot 12, Block 5, Edmund Rice's First Addition to St. Paul Together with a driveway easement as disclosed by Document No. 2003506

and did strike off and sell the same to: U.S. BANK NATIONAL ASSOCIATION

for the sum of: \$76,375.00

said purchaser being the highest bidder and said sum being the highest and best bid offered therefore and that said sale was in all respects openly, honestly, fairly, and lawfully conducted, and the time allowed for redemption by the mortgagor(s), their personal representatives or assigns is six (6) months from the date of said sale.

Interest rate on the date of sale: 4.25%

IN TESTIMONY WHEREOF, I have hereunto set my hand on 12/13/2016.

STATE OF MINNESOTA

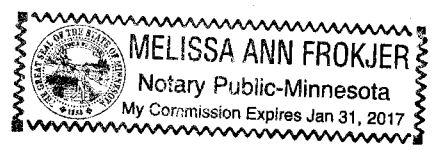
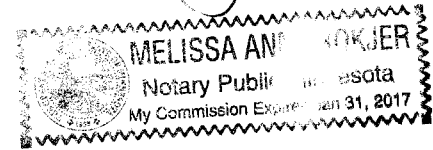
Matt Bostrom

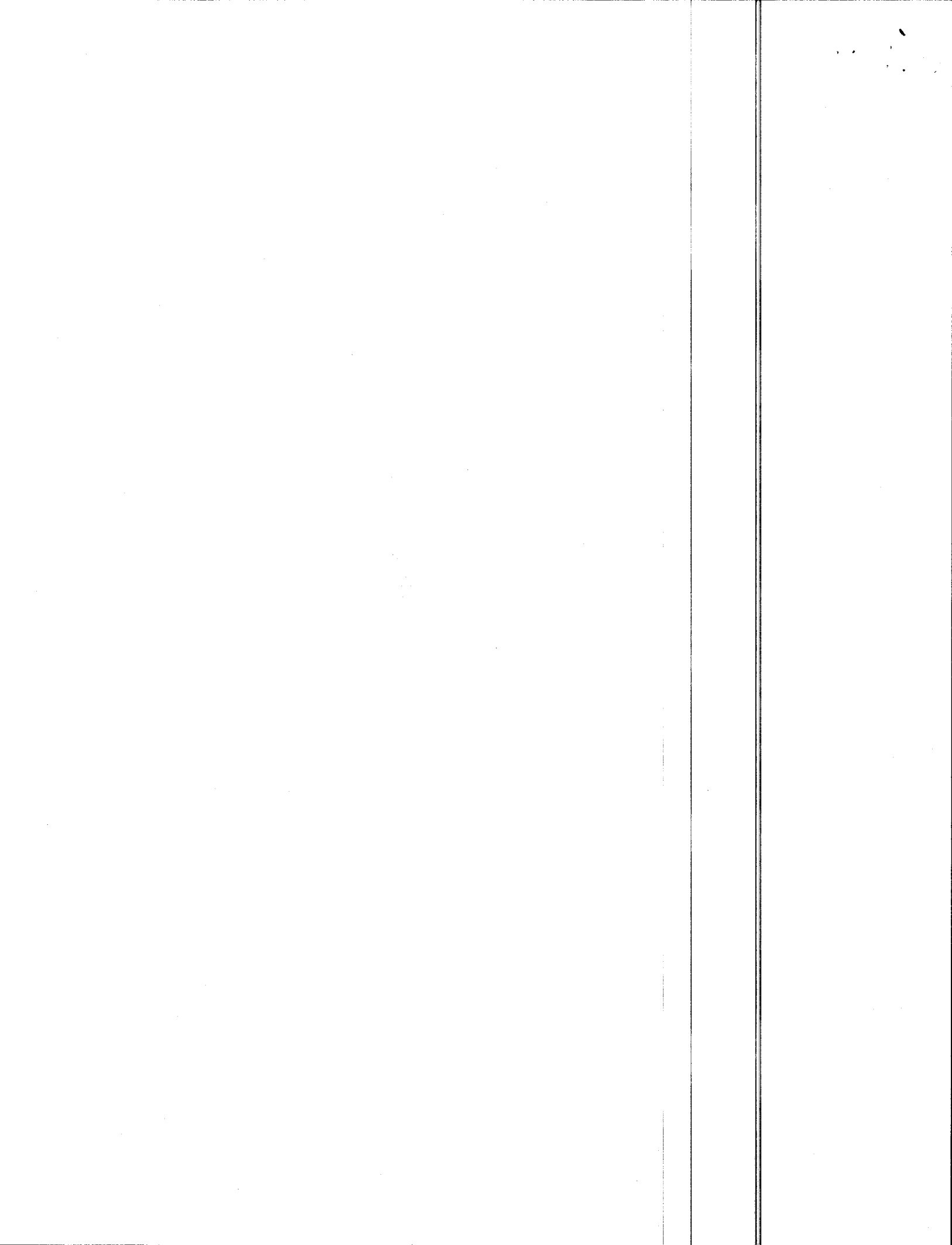
COUNTY OF Ramsey

By *[Signature]*, Deputy

On 12/13/2016, before me personally appeared *Daniel Westlund*, known to be the *Deputy* Sheriff of said County, and the person described in and who executed the foregoing instrument, and acknowledged that he/she executed the same as his/her free act and deed as such *Deputy* Sheriff.

[Signature]





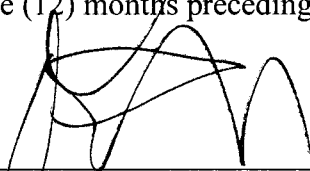
AFFIDAVIT OF MILITARY STATUS

STATE OF MINNESOTA

COUNTY OF WASHINGTON

The below signed being first duly sworn on oath says that he/she knows the facts relating to the military status of Daniel J. Furlong and Jane Furlong owner(s) of the mortgaged premises described in the foregoing Sheriff's Certificate of mortgage foreclosure sale thereof, that said person(s) was not in the military or naval service of the United States at the time of this affidavit, or during the twelve (12) months preceding such sale, as appears from facts known at the time of this affidavit.

Dated: 12-12-16



Eric D. Cook, Christina M. Snow, Michael R. Sauer,
David R. Mortensen, Orin J. Kipp, Greta L. Bjerkness
ATTORNEYS FOR WILFORD, GESKE & COOK, P.A.

Signed or attested before me on 12/12/16, by Orin J Kipp.

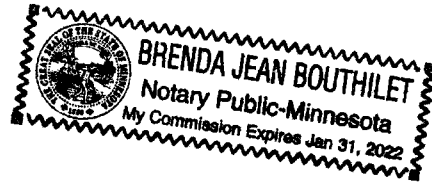
Brenda Jean Bouthilet

Notary Public

Legal Assistant

Title (and rank)

My commission expires: 11/31/22



THE UNIVERSITY OF CHICAGO
LIBRARY
540 EAST 57TH STREET
CHICAGO, ILL. 60637
TEL: 773-936-3000

AFFIDAVIT OF COSTS AND DISBURSEMENTS

STATE OF MINNESOTA

COUNTY OF WASHINGTON

The below signed being first duly sworn on oath says that he/she is the attorney foreclosing the mortgage described in the printed notice of mortgage foreclosure sale hereto attached; that the following is a detailed bill of the costs and disbursements of said foreclosure, and that the same have been absolutely and unconditionally paid or incurred therein, to wit:

\$1,185.00	Attorney's Fee for foreclosing said mortgage
\$620.00	Publication of Notice of Mortgage Foreclosure
\$96.00	Recording Costs
\$60.00	Sale Fee
\$75.00	Service Costs
\$175.00	Title Search
\$2,211.00	Total

Dated: 12.12.16

Eric D. Cook, Christina M. Snow, Michael R. Sauer,
David R. Mortensen, Orin J. Kipp, Greta L. Bjerkness
ATTORNEYS FOR WILFORD, GESKE & COOK, P.A.

Signed or attested before me on 12/12/16 by Orin J Kipp.

Brenda Jean Bouthilet

Notary Public

Legal Assistant

Title (and rank)

My commission expires: 1/31/22



1997

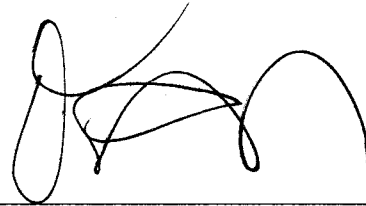
AFFIDAVIT OF COMPLIANCE

STATE OF MINNESOTA

COUNTY OF WASHINGTON

The below signed being first duly sworn on oath, states that any applicable notices required under sections 580.021, 580.04, 580.041, 580.042, 582.039, 582.041 or 582.042 of the Minnesota Statutes have been provided in compliance with those sections.

Dated: 12.12.16



Eric D. Cook, Christina M. Snow, Michael R. Sauer,
David R. Mortensen, Orin J. Kipp, Greta L. Bjerkness
ATTORNEYS FOR WILFORD, GESKE & COOK, P.A.

Signed or attested before me on 12/12/16, by Orin J Kipp.

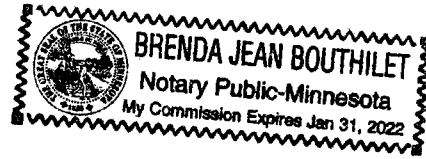
Brenda Bouthilet

Notary Public

Legal Assistant

Title (and rank)

My commission expires: 1/31/22



File Number: 036444F01

1911



Doc No **A04638497**

Certified, filed and/or recorded on
Dec 15, 2016 11:58 AM

Office of the County Recorder
Ramsey County, Minnesota
Susan R Roth, County Recorder

Christopher A. Samuel, County Auditor and Treasurer

Deputy 711

Pkg ID 1165266C

Document Recording Fee Abstract	\$46.00
<i>Document Total</i>	\$46.00

