

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Vincent Carini and Casey Godzyk to Bristol County Savings Bank dated September 1, 2015 and recorded in the Middlesex County North District Registry of Deeds at Book 29401, Page 272, of which mortgage Bristol County Savings Bank is the present holder, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at 10:00 a.m. on January 17, 2019, on the mortgaged premises located at 302 Spring Road, Dracut, Middlesex County, Massachusetts, all and singular the premises described in said mortgage,

TO WIT:

The land being shown as the "Remaining Portion of Parcel C-1 in Dracut" on a "Plan of Land in Dracut, Massachusetts, Scale: 1' = 40', Date: May 10, 1993, Revised: June 1, 1993, NEA/Nysten Engineering Associates, Inc., 126A Pleasant Valley St. – Suite 7 – Methuen, MA 01844," and which Plan is duly recorded at the Middlesex North District Registry of Deeds at Plan Book 187, Plan 119, and to which reference is made for a more particular description of said Parcel.

Said Parcel of land contains 2.26 acres of land, more or less, according to the above-referenced Plan.

For title reference, see deed recorded with the Middlesex County North District Registry of Deeds in Book 28889, Page 137.

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 Five Thousand (\$5,000.00) Dollars by cash, 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 Vieira & DiGianfilippo Ltd., 480 Turnpike Street, South Easton, Massachusetts 02375, 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.

BRISTOL COUNTY SAVINGS BANK
Present holder of said mortgage

By its Attorneys,
VIEIRA & DIGIANFILIPPO LTD.
480 Turnpike Street
South Easton, MA 02375
(508) 238-2510