
PUBLIC NOTICE

NOTICE OF FORECLOSURE SALE

Default having occurred and all prerequisites to foreclosure having been met, notice is hereby given that the mortgage given by Mark Herrera and Rose Herrera, husband and wife, mortgagors, in favor of Bank of the West, a California Corporation, mortgagee, dated June 27, 2007, recorded June 28, 2007, in Micro Book 109, at Page 3035 of Records in the Office of the Clerk of Washakie County, Wyoming, given to secure payment of a note in the original amount of One Hundred Fourteen Thousand Four Hundred Dollars and 00/100 (\$114,400.00). Said note and mortgage were assigned to the Wyoming Community Development Authority by Assignment dated July 19, 2007, and recorded July 25, 2007, in Micro Book 110 at Page 570 of Records in the Office of the Clerk of Washakie County, Wyoming. The past amount due as of August 22, 2017, is Five Thousand Seven Hundred Forty Nine Dollars and 02/100 (\$5,749.02), plus accruing interest, fees and costs, and the amount due as of August 22, 2017, is Ninety Eight Thousand Seven Hundred Eighty Dollars and 93/100 (\$98,780.93), plus accruing interest, fees and costs. Said mortgage contains a power of sale which by reason of default the owner of the Note and Mortgage declares to have become operative and no suit or proceeding has been instituted at law to recover the debt secured by the mortgage or any part thereof, nor has any such suit or proceeding been instituted and the same discontinued. Written notice of intent to foreclose the Mortgage by advertisement and sale has been served upon the record owner and the party in possession of the mortgaged premises at least ten days prior to the commencement of this publication. *The property being foreclosed upon may be subject to other liens and encumbrances that will not be extinguished at the sale and any prospective purchaser should research the status of title before submitting the bid.*

Therefore, said mortgage will be foreclosed by sale of the real property described as:

LOT 38, BLOCK 13, EVERT ADDITION TO THE CITY OF
WORLAND, WASHAKIE COUNTY, WYOMING

which has the address of 1817 Gregg Avenue, Worland, Wyoming 82401, to be sold by public auction by the Sheriff to the highest bidder, for cash, at 10:00 a.m. on September 29, 2017, at the front steps of the Washakie County Courthouse, 1001 Big Horn Avenue, Worland, Wyoming 82401. The sale will take place only if a representative of the Wyoming Community Development Authority, or its agent, is present.

Wyoming Community Development Authority
By: Thomas A. Valdez
Chapman Valdez & Lansing
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(307) 237 1983
(307) 577-1871 fax

August 29, September 5-12-19, 2017
