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MONTANA THIRTEENTH JUDICIAL DISTRICT COURT, YELLOWSTONE COUNTY

JPMorgan Chase Bank, National Association,)
)
Plaintiff,)
)
-vs-)
)
John E. Lucas a/k/a John Edward Lucas; Mary A.)
Lucas; Leslie C. Theonnes; Gilberta A. Theonnes;)
Kenneth R. Wiens; Judi L. Wiens; Yellowstone)
Bank; Ditech Financial LLC, successor by merger)
to Green Tree Financial Corp;)
)
Defendants.)

Cause No. DV-18-214

Judge: Mary Jane Knisely

NOTICE OF SALE

TO BE SOLD AT SHERIFF'S SALE:

Notice is hereby given that by virtue of a judgment of foreclosure by the District Court of the Thirteenth Judicial District in and for the County of Yellowstone and State of Montana, and entered and docketed in the Office of the Clerk of said Court on May 16, 2019, in an action wherein JPMorgan Chase Bank, National Association was Plaintiff, and John E. Lucas a/k/a John Edward Lucas; Mary A. Lucas; Leslie C. Theonnes; Gilberta A. Theonnes; Kenneth R. Wiens; Judi L. Wiens; Yellowstone Bank; Ditech Financial LLC, successor by merger to Green Tree Financial Corp, were Defendants, in favor of Plaintiff and against the Defendants for the sum of \$165,846.15, plus interest at a per diem rate of \$20.17 on the unpaid balance from and after March 31, 2019, which judgment and decree, among other things, direct the sale by me of the real property

hereinafter described, to satisfy the amount of said judgment, with interest thereon and the costs and expenses of such sale, or so much thereof as the proceeds of said sale will satisfy; and by virtue of a writ issued to me out of the office of the Clerk of said Court, I, Mike Linder, Sheriff of Yellowstone County, Montana, will sell the property described in the Judgment to the highest bidder for cash or credit bid at public auction at the lobby of the Yellowstone County Courthouse in the City of Billings in the County of Yellowstone, and State of Montana, on the 27th day of August, 2019, at the hour of 9:30 o'clock A.M., to satisfy the amount due, with interest thereon, and the costs and expenses of such sale, or so much thereof as the proceeds of such sale will satisfy. The property to be sold is situated in the County of Yellowstone, and State of Montana, and described as follows:

The land referred to herein below is situated in the County of Yellowstone, State of Montana, and is described as follows:

That part of the Northeast quarter Southeast quarter and Government Lot 9 of Section 20, Township 3 North, Range 29 East, of the Principal Montana Meridian, in Yellowstone County, Montana, described as Tract 1 of Certificate of Survey No. 2408 on file in the office of the Clerk and Recorder of said County, under Document No. 1412416.

APN: D09105A.

Physical location: 2902 N. 18th Road, Worden, MT 59088.

Dated this 23rd day of July, 2019.

YELLOWSTONE COUNTY SHERIFF
Mike Linder

By: Curtis Gibbs
Civil Officer Curtis Gibbs #3025

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(Published: _____)