



September 16, 2021

**Via Electronic Mail**

Dianne Martin, Chairwoman  
N.H. Public Utilities Commission  
21 South Fruit Street, Suite 10  
Concord, N.H. 03301

**RE: DG 19-126: Return of Service and Affidavit of Publication; Request for Finding of Substantial Compliance**

Chairwoman Martin:

On June 17, 2021, Northern Utilities, Inc. (“Northern” or the “Company”) submitted a request for an extension of time to provide a Working Group report to the Commission in the above-referenced Docket. On August 20, 2021, the Commission issued an Order *Nisi* approving the extension and Directing the Company to “cause a copy of [the] order to be published once in a statewide newspaper of general circulation or of circulation in those portions of the state where operations are conducted and posted to its website, such publication and posting to be no later than August 30, 2021, and to be documented by affidavit filed with the Commission on or before September 16, 2021.” DG 19-126, Order *Nisi* Extending Deadlines at 5 (August 20, 2021).

Northern published the Order *Nisi* in the Union Leader on August 25, 2021. Copies of the Notice and an affidavit of publication from the newspaper are enclosed with this letter. Due to an inadvertent omission, the Company did not post the Notice to its website until September 2, three days after the August 30 date required by the Commission in the Order *Nisi*. An affidavit affirming the posting is enclosed with this letter. The Company respectfully requests that the Commission find that the Company has substantially complied with the directives of the Order *Nisi*. The Company made timely publication of the Order in the Union Leader. Moreover, while the Company was late in posting the Order to its website, the posting still provided an opportunity for interested persons to provide a response to the Order by the September 7, 2021 deadline. Northern submits that the above-referenced proceeding has been pending for over two years, and that all parties that have expressed an interest in the Docket generally and the efforts of the Working Group specifically are in fact participants in the Working Group. Northern believes that there is no

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Patrick Taylor  
Senior Counsel  
taylorp@unitil.com

6 Liberty Lane West  
Hampton, NH 03842



prejudice resulting from the Order being posted to the Company's website on September 2, 2021.

In light of the foregoing, the Company believes that it has provided notice of the Order via publication and posting in a manner substantially compliant with the Order *Nisi* and requests that the Order take effect on September 20, 2021 as contemplated in the Order.

Regards,

A handwritten signature in black ink, appearing to read "Patrick H. Taylor", with a long horizontal flourish extending to the right.

Patrick H. Taylor

cc: Service List

# UNION LEADER CORPORATION

PO BOX 9555  
MANCHESTER, NH 03108

## PUBLISHER'S CERTIFICATE

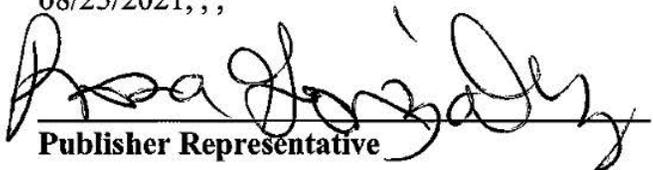
STATE OF New Hampshire} ss:  
COUNTY OF Hillsborough}

Personally appeared before the undersigned, a notary public within and for said county and State, ROSA GONZALEZ publisher representative of the **New Hampshire Union Leader**, a newspaper published at Hillsborough County, State of New Hampshire who, being duly sworn, state on oath that the advertisement of:

DG 19-126 Ad # 14470

UNITIL SERVICE CORP  
(Name of Institution)

a true copy of which is hereto annexed, was published in said newspaper on the following dates:  
08/25/2021,,,

  
\_\_\_\_\_  
Publisher Representative

Subscribed and sworn to before me this day 08/25/2021

  
\_\_\_\_\_  
Notary Public

My commission expires: 02/07/2023

(Seal)



**State of New Hampshire  
Public Utilities Commission**

\_\_\_\_\_)  
NORTHERN UTILITIES, INC. )  
2019-2024 Integrated Resource Plan )  
Order Nisi Extending Deadlines )  
(Order No. 26,510) )

DG 19-126

**AFFIDAVIT OF PUBLICATION**

Daniel V. Main states under oath as follows:

On behalf of Northern Utilities, Inc. I certify that the Order No. 26,510 in Docket DG 19-126, was published on the Company's web site ([www.unitil.com](http://www.unitil.com)) on September 2, 2021.

Signed under the penalty of perjury,



\_\_\_\_\_  
Daniel V. Main

DATED this 16th day of September, 2021.

## Public Notices...

*They're how you know!*

Public Notices help citizens to stay alert to what is happening in the community  
**New Hampshire Union Leader** and  
**New Hampshire Sunday News** make it easy for you.  
**Call or email us at 603-668-4321 x264**  
 or  
**legals@unionleader.com**

## Legal Notice

**STATE OF NEW HAMPSHIRE PUBLIC UTILITIES COMMISSION DG 19-126 NORTHERN UTILITIES, INC. 2019-2024 Integrated Resource Plan Order Nisi Extending Deadlines ORDER NO. 26.510 August 20, 2021**

In this order, the Commission approves Northern Utilities, Inc.'s (Unitil) request for the extension of filing deadlines established by Order No. 26.382 (July 23, 2020) associated with a working group report and its next Least Cost Integrated Resource Plan.

### I. BACKGROUND

On July 22, 2019, Unitil filed its 2019 Least Cost Integrated Resource Plan (LCIRP). On July 24, the Office of the Consumer Advocate (OCA) filed a notice of participation in this proceeding pursuant to RSA 363:28. On August 2, the Commission issued an Order of Notice.

On February 24, 2020, Unitil filed a revised LCIRP. On April 10, 2020, the OCA filed the testimony of Dr. Pradip Chattopadhyay, and Staff of the Commission, now with the Department of Energy (Energy), filed the testimony of Al-Azad Iqbal, Unitil, the OCA, and Energy (together, the "Settling Parties") reached agreement on certain issues raised in the proceeding and filed a settlement agreement on May 27, 2020 (Settlement Agreement).

Pertinent to this order, the Settlement Agreement recommend the establishment of a working group to discuss potential approaches and recommendations regarding the assessment of environmental, economic, and health-related impacts in future LCIRPs, as required under RSA 378:37-40. The scope of working group discussions would include, but not be limited to, the exploration of renewable natural gas, as well as non-gas and non-pipeline alternative resources. Recommendations of the working group would take into consideration whether proposed revisions to Unitil's LCIRP planning process are feasible and practical. The Settling Parties agreed to provide a report detailing the working group's recommendations to the Commission by June 1, 2021. The Settling Parties further agreed that Unitil's next LCIRP filing pursuant to RSA 378:37-38 would occur twelve months after the Commission issued an order responding to the working group's recommendations.

The Commission issued Order No. 26.382 (July 23, 2020) accepting the Settlement Agreement, however, the order imposed a deadline of July 1, 2021, for the Settling Parties to file a report of working group discussions and any agreement reached on the content of future LCIRP filings, as well as a deadline of July 1, 2022, for Unitil to file its next LCIRP.

On June 17, 2021, Unitil filed a Request for Extension of Time to File Working Group Report (Request). In its Request, Unitil stated that the parties have engaged in numerous productive meetings to formulate recommendations, however the parties now agree that the assistance of a third party expert would be beneficial with respect to certain subject areas. Unitil requested the Commission extend the deadline for the Settling Parties to file the working group report to December 31, 2021, and also extend the deadline for Unitil to file its next LCIRP to December 31, 2022. Unitil stated that the Settling Parties agreed that additional time to file a working group report is appropriate, and assented to the extension to the working group report deadline. Unitil also stated that the OCA assented to the extension of Unitil's next LCIRP filing deadline, but that Energy did not take a position on that component of the Request. Unitil noted that RSA 378-38-a permits the Commission to waive a statutory requirement that Unitil's next LCIRP be filed within two years of the Commission's order approving its prior LCIRP, arguing that good cause exists for the Commission to extend this filing deadline because it will result in a more informative and efficient adjudication of its next LCIRP.

Unitil's Request, as well as other docket filings in this matter, other than any information for which confidential treatment is requested or granted by the Commission, are available at <https://www.puc.nh.gov/Regulatory/Docketbk/2019/19-126.html>.

**II. COMMISSION ANALYSIS**  
 Unitil, on behalf of itself and Settling Parties, requested the Commission accept and approve an extension to the deadline to file a working group report that was

established by the Commission. See Order No. 26.382 (July 23, 2020) at 7. Additionally, Unitil, on behalf of itself and with the assent of the OCA, requested that the Commission accept and approve an extension to the deadline to file its next LCIRP that was also established by the Commission. Id.

The Commission has the authority "to alter, amend, suspend, annul, set aside, or otherwise modify" its prior orders pursuant to RSA 365:28. The authority granted under this provision is to be "liberally construed." *Appeal of the Office of the Consumer Advocate*, 134 N.H. 651, 657 (1991); *Meserve v. State*, 119 N.H. 149, 152 (1979).

We exercise our authority under RSA 365:28 to modify the filing deadlines contained in Order No. 26.382 (July 23, 2020) as requested by Unitil. Granting the working group additional time to complete a report on its discussions and any agreement reached on the content of future LCIRP filings, as well as granting Unitil the opportunity to produce its next LCIRP giving due consideration to those discussions, agreements, and any Commission guidance issued in response to the report may result in a more informative and efficient adjudication of Unitil's future LCIRP filings under RSA 378:39. We note, as does Unitil, that the filing deadline extension request related to Unitil's next LCIRP results in a deadline occurring more than two years after the Commission's final order on Unitil's prior LCIRP but within five years of Unitil's prior LCIRP filing, violating one of the timeframes established by RSA 378:38. Pursuant to RSA 378:38-a, the Commission may waive any requirement under RSA 378:38 for good cause shown. For the reasons set forth herein above, we find that it is in the public interest to approve the modification to the working group reporting deadline, and that good cause has been shown to extend Unitil's next LCIRP filing deadline pursuant to RSA 378:30-a.

Consistent with RSA 365:28's hearing requirement, we issue this order on a nisi basis to ensure that interested persons receive notice and have the opportunity to comment or request a hearing before the order becomes effective.

**Based upon the foregoing, it is hereby**

**ORDERED NISI**, that subject to the effective date below, Order No. 26.382 is modified as discussed in the body of this order to: 1) extend deadline to December 31, 2021, for the Settling Parties to file a report of working group discussions and any agreement reached on the content of future LCIRP filings; and 2) extend the deadline to December 31, 2022, for Northern Utilities, Inc. to file its next Least Cost Integrated Resource Plan; and it is

**FURTHER ORDERED**, that Northern Utilities, Inc., shall cause a copy of this order to be published once in a statewide newspaper of general circulation or of circulation in those portions of the state where operations are conducted and posted to its website, such publication and posting to be no later than August 30, 2021, and to be documented by affidavit filed with the Commission on or before September 16, 2021; and it is

**FURTHER ORDERED**, that all persons interested in responding to this order be notified that they may submit their comments or file a written request for a hearing which states the reason and basis for a hearing no later than September 7, 2021 for the Commission's consideration; and it is

**FURTHER ORDERED**, that any party interested in responding to such comments or request for hearing shall do so no later than September 14, 2021; and it is

**FURTHER ORDERED**, that this order nisi shall be effective September 20, 2021, unless the Petitioner fails to satisfy the publication obligation set forth above or the Commission provides otherwise in a supplemental order issued prior to the effective date.

By order of the Public Utilities Commission of New Hampshire this twentieth day of August, 2021.

Dianne Martin  
 Chairwoman  
 Daniel C. Goldner  
 Commissioner

(UL - Aug. 25)

## Legal Notice

**THE STATE OF NEW HAMPSHIRE JUDICIAL BRANCH SUPERIOR COURT**

Carroll Superior Court  
 96 Water Village Rd., Box 3  
 Ossipee NH 03864  
 Telephone: 1-855-212-1234  
 TTY/TDD Relay: (800) 735-2964  
 \*\*\*\*\* courts.state.nh.us

**CITATION FOR PUBLICATION COMPLAINT TO QUIET TITLE Superior Court Rule 4(d)**  
 Case Name: **Walter A. Upson, Trustee of the Upson Family Living Trust Dated May 20, 1997, et al v Heirs and Assigns of the Estate of Edwin Gilman; Heirs and Assigns of the Estate of Everett Berry**  
 Case Number: **212-2021-CV-00100**  
 Date Complaint Filed: July 13, 2021

A Complaint to Quiet Title to a certain tract of land with any attached buildings located in Tamworth, in the State of New Hampshire has been filed with this court. The property is described as follows: **A certain parcel of Land with any buildings thereon located at 196 Deer Hill Road, Tamworth, New Hampshire.**

**The Court ORDERS:**

D. Joan Upson, Trustee of the Upson Family Living Trust Dated May 20, 1997; Walter A. Upson, Trustee of the Upson Family Living Trust Dated May 20, 1997 shall give notice to Heirs and Assigns of the Estate of Edwin Gilman; Heirs and Assigns of the Estate of Everett Berry of this action by publishing a verified copy of this Citation for Publication once a

week for three successive weeks in the Union Leader, a newspaper of general circulation. The last publication shall be on or before September 23, 2021.

### Also, ON OR BEFORE

**30 days after publication** - Heirs and Assigns of the Estate of Edwin Gilman; Heirs and Assigns of the Estate of Everett Berry shall electronically file an Appearance and Answer or responsive pleading with this court. A copy of the Appearance and Answer or other responsive pleading must be sent electronically to the party/parties listed below.

**October 14, 2021** - D. Joan Upson, Trustee of the Upson Family Living Trust Dated May 20, 1997; Walter A. Upson, Trustee of the Upson Family Living Trust Dated May 20, 1997 shall electronically file the Return of Publication with this Court. Failure to do so may result in this action being dismissed without further notice.

**Notice to Heirs and Assigns of the Estate of Edwin Gilman; Heirs and Assigns of the Estate of Everett Berry:** If you are working with an attorney, they will guide you on the next steps. If you are going to represent yourself in this action, go to the court's website: [www.courts.state.nh.us](https://www.courts.state.nh.us), select the Electronic Services icon and then select the option for a self-represented party. Complete the registration/log in process then select "I am filing into an existing case". Enter the case number above and click Next. Follow the instructions to complete your filing.

Once you have responded to the Complaint, you can access documents electronically filed through our Case Access Portal by going to <https://odvpa.nhccourt.us/portal> and following the instructions in the User Guide. In that process you will register, validate your email, request access and approval to view your case. After your information is validated by the court, you will be able to view case information and documents filed in your case.

**If you do not comply with these requirements, you will be considered in default and the Court may issue orders that affect you without your input.**

Send copies to:  
 William Michael Albrecht, IV, ESQ  
 Albrecht & Weegar PLLC  
 6 Pleasant St East  
 Conway NH 03818  
 Heirs and Assigns of the Estate of Everett Berry  
 Unknown  
 Unknown NH 03864  
 Heirs and Assigns of the Estate of Edwin Gilman  
 Unknown  
 Unknown NH 03864  
 Donald F. Whittum, ESQ  
 Donald F Whittum  
 Law Office PLLC  
 89 Charles Street  
 PO Box 862  
 Rochester NH 03866-0862  
 BY ORDER OF THE COURT  
 August 09, 2021  
 Abigail Albee  
 Clerk of Court

(126849)  
 (UL - Aug. 25; Sept. 1, 8)

## Legal Notice

**MORTGAGEE'S NOTICE OF SALE OF REAL PROPERTY**

By virtue of a Power of Sale contained in a certain mortgage given by **Joy M. Shannon** (the "Mortgagor") to Mortgage Electronic Registration Systems, Inc. as nominee for GreenPoint Mortgage Funding, Inc. and now held by **The Bank of New York Mellon Trust Company, as successor to JPMorgan Chase Bank, as Trustee for MASTR Adjustable Rate Mortgages Trust 2003-6 Mortgage Pass-Through Certificates, Series 2003-6** (the "Mortgage"), said mortgage dated July 24, 2003, and recorded with the Hillsborough County Registry of Deeds in Book 7010 at Page 1737 (the "Mortgage"), pursuant to and for breach of the conditions in said Mortgage and for the purpose of foreclosing the same will be sold at:

Public Auction  
 On  
 October 21, 2021 at 1:00 PM

Said sale to be held directly in front of the building in which the unit is located on the mortgaged premises described in said mortgage and having a present address of 29B Shadowbrook Drive, Unit 101, Hudson, Hillsborough County, New Hampshire.

Said Unit will be conveyed together with an undivided percentage interest in the Common Elements of said Condominium appurtenant to said Unit and together with all rights, easements, covenants and agreements as contained and referred to in the Declaration of Condominium, as amended.

### NOTICE

PURSUANT TO NEW HAMPSHIRE RSA 479:25, YOU ARE HEREBY NOTIFIED THAT YOU HAVE A RIGHT TO PETITION THE SUPERIOR COURT FOR THE COUNTY IN WHICH THE MORTGAGED PREMISES ARE SITUATED, WITH SERVICE UPON THE MORTGAGEE, AND UPON SUCH BOND AS THE COURT MAY REQUIRE TO ENJOIN THE SCHEDULED FORECLOSURE SALE.

YOU ARE ALSO NOTIFIED THAT THE ADDRESS OF THE MORTGAGEE FOR SERVICE OF PROCESS IS: 525 WILLIAM PENN PLACE, 7TH FLOOR, PITTSBURGH, PA 15259. THE NAME OF THE MORTGAGEE'S AGENT FOR SERVICE OF PROCESS IS: ATTN: CT MBS GROUP.

For information on getting help with housing and foreclosure issues, please call the foreclosure information hotline at 1-800-437-5991. The hotline is a service of the New Hampshire banking department. There is no charge for this call. The contact information for the New Hampshire banking department is 53 Regional Drive, Suite 200, Concord, NH 03301, with an email address of [nhbd@banking.nh.gov](mailto:nhbd@banking.nh.gov).

The Property will be sold subject to all unpaid real estate taxes and all other liens and

encumbrances, which may be entitled to precedence over the Mortgage. Notwithstanding any title information contained in this notice, the Mortgagee expressly disclaims any representations as to the state of the title to the Property involved as of the date of the notice of the date of sale. The property to be sold at the sale is "AS IS WHERE IS".

### TERMS OF SALE

A deposit of Five Thousand (\$5,000.00) Dollars in the form of a certified check, bank treasurer's check or other check satisfactory to Mortgagee's attorney will be required to be delivered at or before the time a bid is offered. The successful bidder(s) will be required to execute a purchase and sale agreement immediately after the close of the bidding. The balance of the purchase price shall be paid within sixty (60) days from the sale date in the form of a certified check, bank treasurer's check or other check satisfactory to Mortgagee's attorney. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale.

Dated at Farmington, CT on August 24, 2021

The Bank of New York Mellon Trust Company, as successor to JPMorgan Chase Bank, as Trustee for MASTR Adjustable Rate Mortgages Trust 2003-6 Mortgage Pass-Through Certificates, Series 2003-6  
 By its Attorney,  
 /s/ Mark Lamper  
 Bendett & McHugh, P.C.  
 270 Farmington Avenue, Ste. 151  
 Farmington, CT 06032  
 (860) 677-2868

(UL - Aug. 25; Sept. 1, 8)

## Legal Notice

**MORTGAGEE'S SALE OF REAL ESTATE**

By virtue of a Power of Sale contained in a certain mortgage given by **Lawrence A. Lavoie, Florence Lavoie, Theresa Ann Tyler, and Mark Tyler** to Mortgage Electronic Registration Systems, Inc., as mortgagee, acting solely as a nominee for Novastar Mortgage, Inc., dated September 17, 2004 and recorded with the Coos County Registry of Deeds in Book 1100, Page 0002, of which mortgage The Bank of New York Mellon, f/k/a The Bank of New York as successor in interest to JPMorgan Chase Bank, N.A. as Trustee for NovaStar Mortgage Funding Trust, Series 2004-4, NovaStar Home Equity Loan Asset-Backed Certificates, Series 2004-4 is the present holder by assignment, for breach of conditions of said mortgage and for the purpose of foreclosing the same, the mortgaged premises located at **35 Western Avenue, Berlin, New Hampshire** will be sold at a Public Auction at **12:00 PM on September 8, 2021**, being the premises described in the mortgage to which reference is made for a more particular description thereof. Said public auction will occur on the Mortgaged Premises.

For mortgagor's title, see deed recorded with the Coos County Registry of Deeds in Book 1026, Page 0295.

NOTICE TO THE MORTGAGOR AND ALL INTERESTED PARTIES: YOU ARE HEREBY NOTIFIED THAT YOU HAVE A RIGHT TO PETITION THE SUPERIOR COURT FOR THE COUNTY IN WHICH THE MORTGAGED PREMISES ARE SITUATED, WITH SERVICE UPON THE MORTGAGEE, AND UPON SUCH BOND AS THE COURT MAY REQUIRE, TO ENJOIN THE SCHEDULED FORECLOSURE SALE.

THE AGENTS FOR SERVICE OF PROCESS ARE:

THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2004-4, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2004-4, 240 Greenwich Street, New York, NY 10286 (Mortgagee)

PHH MORTGAGE CORPORATION, C/O CORPORATION SERVICE COMPANY, 10 Ferry Street, Suite 313, Concord, NH 03301 (Mortgagee Service)

You can contact the New Hampshire Banking Department at 53 Regional Drive #200, Concord, NH 03301 Tel (603) 271-3561 and by email at [nhbd@banking.nh.gov](mailto:nhbd@banking.nh.gov).

FOR INFORMATION ON GETTING HELP WITH HOUSING AND FORECLOSURE ISSUES, PLEASE CALL THE FORECLOSURE INFORMATION HOTLINE AT 800-437-5991. THE HOTLINE IS A SERVICE OF THE NEW HAMPSHIRE BANKING DEPARTMENT. THERE IS NO CHARGE FOR THIS CALL.

LIENS AND ENCUMBRANCES: The Mortgaged Premises shall be sold subject to any and all easements, unpaid taxes, liens, encumbrances and rights, title and interests of third persons of any and every nature whatsoever which are or may be entitled to precedence over the Mortgage.

NO WARRANTIES: The Mortgaged Premises shall be sold by the Mortgagee and accepted by the successful bidder "AS IS" AND "WHERE IS" and with all faults. Except for warranties arising by operation of law, if any, the conveyance of the Mortgaged Premises will be made by the Mortgagee and accepted by the successful bidder without any express or implied warranties whatsoever, including, without limitation, any representations or warranties with respect to title, possession, permits, approvals, recitation of acreage, hazardous materials and physical condition. All risk of loss or damage to the Mortgaged Premises shall be assumed and borne by the successful bidder immediately after the close of bidding.

TERMS OF SALE: To qualify to bid, bidders must register to bid

and present to the Mortgagee or its agent the sum of Five Thousand Dollars and 00/100 (\$5,000.00) by certified check or other form of payment acceptable to the Mortgagee or its agent prior to the commencement of the public auction. The balance of the purchase price must be paid in full by the successful bidder by certified check within thirty (30) days from the date of the public auction, or on delivery of the foreclosure deed, at the option of the Mortgagee. The deposits placed by unsuccessful bidders shall be returned to those bidders at the conclusion of the public auction. The successful bidder shall execute a Memorandum of Foreclosure Sale immediately after the close of bidding. If the successful bidder fails to complete the purchase of the Mortgaged Premises, the Mortgagee may, at its option, retain the deposit as liquidated damages.

RESERVATION OF RIGHTS: The Mortgagee reserves the right to (i) cancel or continue the foreclosure sale to such subsequent date or dates as the Mortgagee may deem necessary or desirable, (ii) bid upon and purchase the Mortgaged Premises at the foreclosure sale, (iii) reject any and all bids for the Mortgaged Premises and (iv) amend or change the terms of sale set forth herein by announcement, written or oral, made before or during the foreclosure sale. Such change(s) or amendment(s) shall be binding on all bidders.

Other terms to be announced at sale.  
 The Bank of New York Mellon, f/k/a The Bank of New York as successor in interest to JPMorgan Chase Bank, N.A. as Trustee for NovaStar Mortgage Funding Trust, Series 2004-4, NovaStar Home Equity Loan Asset-Backed Certificates, Series 2004-4  
 Present holder of said mortgage, by its Attorneys  
 Susan W. Cody  
 Korde & Associates, P.C.  
 900 Chelmsford Street, Suite 3102  
 Lowell, MA 01851  
 (978) 256-1500  
 POW 18-031452 Tyler  
 (UL - Aug. 11, 18, 25)

## Legal Notice

**MORTGAGEE'S NOTICE OF SALE OF REAL PROPERTY**

By virtue of a Power of Sale contained in a certain mortgage given by **Leonard Charles Newell, Shirley Rae Newell** ("the Mortgagor's") to St. Mary's Bank, dated November 8, 2007 and recorded in the Hillsborough County Registry of Deeds in Book 7920, Page 1040 (the "Mortgage"), which mortgage is held by Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, the present holder of said Mortgage, pursuant to and in execution of said power and for breach of conditions of said Mortgage and for the purposes of foreclosing the same will sell at:

Public Auction  
 on  
 September 8, 2021  
 at  
 9:00 AM

Said sale being located on the mortgaged premises and having a present address of 339 Mammoth Road, Manchester, Hillsborough County, New Hampshire. The premises are more particularly described in the Mortgage.

For mortgagor's(s) title see deed recorded with the Hillsborough County Registry of Deeds in Book 5396, Page 326.

### NOTICE

PURSUANT TO NEW HAMPSHIRE RSA 479:25, YOU ARE HEREBY NOTIFIED THAT YOU HAVE A RIGHT TO PETITION THE SUPERIOR COURT FOR THE COUNTY IN WHICH THE MORTGAGED PREMISES ARE SITUATED, WITH SERVICE UPON THE MORTGAGEE, AND UPON SUCH BOND AS THE COURT MAY REQUIRE TO ENJOIN THE SCHEDULED FORECLOSURE SALE.

The address of the mortgagee for service of process is 1 Old Loudon Road, Concord, NH 03301 and the name of the mortgagee's agent for service of process is Capitol Corporate Services, Inc..

You can contact the New Hampshire Banking Department by e-mail at [nhbd@banking.nh.gov](mailto:nhbd@banking.nh.gov). For information on getting help with housing and foreclosure issues, please call the foreclosure information hotline at 1-800-437-5991. The hotline is a service of the New Hampshire Banking Department. There is no charge for this call.

The Property will be sold subject to all unpaid real estate taxes and all other liens and encumbrances which may be entitled to precedence over the Mortgage. Notwithstanding any title information contained in this notice, the Mortgagee expressly disclaims any representations as to the state of the title to the Property involved as of the date of the notice of the date of sale. The property to be sold at the sale is "AS IS WHERE IS".

### TERMS OF SALE

A deposit of Five Thousand (\$5,000.00) Dollars in the form of a certified check or bank treasurer's check or other check satisfactory to Mortgagee's attorney will be required to be delivered at or before the time a bid is offered. The successful bidder(s) will be required to execute a purchase and sale agreement immediately after the close of the bidding. The balance of the purchase price shall be paid within thirty (30) days from the sale date in the form of a certified check, bank treasurer's check or other check satisfactory to Mortgagee's attorney. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

Dated at Newton, Massachusetts, on July 19, 2021.  
 Bank of New York Mellon

Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust  
 By its Attorney,  
 Lori Bolduc  
 Harmon Law Offices, P.C.  
 PO Box 610389  
 Newton Highlands, MA 02461  
 603-669-7963  
 18140  
 (UL - Aug. 11, 18, 25)

## Legal Notice

**THE STATE OF NEW HAMPSHIRE JUDICIAL BRANCH SUPERIOR COURT**

Strafford Superior Court  
 259 County Farm Road, Suite 301  
 Dover NH 03820  
 Telephone: 1-855-212-1234  
 TTY/TDD Relay: (800) 735-2964  
 \*\*\*\*\* courts.state.nh.us

**CITATION FOR PUBLICATION COMPLAINT TO QUIET TITLE Superior Court Rule 4(d)**

Case Name: **Keith A Nevish and Deborah H. Nevish v GMAC Mortgage Corporation, its successors and/or assigns and Unknown Persons Who Claim Any Interest to the Subject Matter of this Action**  
 Case Number: **219-2021-CV-00240**  
 Date Complaint Filed: August 11, 2021

A Complaint to Quiet Title to a certain tract of land with any attached buildings located in Barrington, in the State of New Hampshire has been filed with this court. The property is described as follows: **84 Highland Ridge Road, Barrington, New Hampshire**

**The Court ORDERS:**

Keith A Nevish; Deborah H. Nevish shall give notice Unknown Persons Who Claim Any Interest to the Subject Matter of this Action of this action by publishing a verified copy of this Citation for Publication once a week for three successive weeks in the Union Leader, a newspaper of general circulation. The last publication shall be on or before September 26, 2021.

### Also, ON OR BEFORE

**30 days after the last publication** - Unknown Persons Who Claim Any Interest to the Subject Matter of this Action shall electronically file an Appearance and Answer or responsive pleading with this court. A copy of the Appearance and Answer or other responsive pleading must be sent electronically to the party/parties listed below.

**October 17, 2021** - Keith A Nevish; Deborah H. Nevish shall electronically file the Return of Publication with this Court. Failure to do so may result in this action being dismissed without further notice.

**Notice to Unknown Persons Who Claim Any Interest to the Subject Matter of this Action:** If you are working with an attorney, they will guide you on the next steps. If you are going to represent yourself in this action, go to the court's website: [www.courts.state.nh.us](https://www.courts.state.nh.us), select the Electronic Services icon and then select the option for a self-represented party. Complete the registration/log in process then select "I am filing into an existing case". Enter the case number above and click Next. Follow the instructions to complete your filing.

Once you have responded to the Complaint, you can access documents electronically filed through our Case Access Portal by going to <https://odvpa.nhccourt.us/portal> and following the instructions in the User Guide. In that process you will register, validate your email, request access and approval to view your case. After your information is validated by the court, you will be able to view case information and documents filed in your case.

**If you do not comply with these requirements, you will be considered in default and the Court may issue orders that affect you without your input.**

Send copies to:  
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 PO Box 1120  
 Manchester NH 03105  
 GMAC Mortgage Corporation, its successors and/or assigns  
 3451 Hammond Avenue  
 Waterloo IA 50702  
 BY ORDER OF THE COURT  
 August 12, 2021  
 Kimberly T. Myers  
 Clerk of Court

(126564)  
 (UL - Aug. 18, 25; Sept. 1)

## Public Notices...

*your right to know!*

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