

NOTICE OF FORECLOSURE SALE

Pursuant to a power of sale contained in a certain mortgage deed given by **APEX INVESTMENT GROUP LLC** to **LEGIONS CAPITAL, INC**, dated January 14, 2020 and recorded in the Strafford County Registry of Deeds at Book 4726, Page 548 of which **U.S. Bank National Association, as Indenture Trustee for VCC 2020-MC1 Trust** is the present holder of said mortgage by assignment chain as follows: from Legions Capital, Inc to Velocity Commercial Capital, LLC, dated November 24, 2020, recorded with the Strafford County Registry of Deeds in Book: 4837, Page: 577; assignment from Velocity Commercial Capital, LLC to U.S. Bank National Association, as Indenture Trustee for VCC 2020-MC1 Trust, dated December 01, 2021, recorded with the Strafford County Registry of Deeds in Book: 4839, Page: 740.

pursuant to and in execution of said power, and for mortgage conditions broken, will sell on the mortgaged premises:

182 Green Street, Somersworth, New Hampshire 03878, at

PUBLIC AUCTION

on **September 28, 2021, at 11:00 AM**, local time, all of said holder's right, title and interest in and to the real estate more particularly described in said Mortgage.

This foreclosure sale will be made for the purpose of foreclosure of all rights of redemption of the said mortgagor(s) therein possessed by them and any and all persons, firms, corporations or agencies claiming by, from, or under them.

Said premises will be sold "as is" in all respects, including, but not limited to, the physical condition of the premises and the rights, if any, of any occupants of the premises.

To the mortgagor(s) and any and all persons, firms, corporations or others claiming by, from or under them: **YOU ARE HEREBY NOTIFIED THAT YOU HAVE THE 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.**

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 New Hampshire Banking Department can be contacted at 53 Regional Dr., #200, Concord, NH 03301 at Tel. No. 603.271.3561 and email at nhbd@banking.nh.org.

For Service of Process, **Mortgagee's agent is Braucher & Amann, PLLC and address is 764 Chestnut Street, Manchester, New Hampshire 03104.**

Terms of sale will be Five Thousand Dollars (\$5,000.00) cash or certified check satisfactory to the said holder, to be paid at the time of the sale, and the balance to be paid on delivery of foreclosure deed within forty-five (45) days thereafter. The said holder reserves the right to waive any of the above terms at its discretion. The said holder reserves the right to cancel or postpone the sale to such subsequent dates as the holder may deem necessary or desirable.

**U.S. Bank National Association, as
Indenture Trustee for VCC 2020-MC1
Trust**

By its Attorneys,
BRAUCHER & AMANN, PLLC
764 Chestnut Street, Manchester, NH 03104
Tel: (603) 486-1530