

## NOTICE OF FORECLOSURE SALE

Pursuant to a power of sale contained in a certain mortgage deed given by BRITTNEY MERCADO NKA BRITTNEY BARSTOW and JORDAN BARSTOW to Envoy Mortgage, Limited Partnership, its successors or assigns, as lender, dated September 22, 2017, recorded in the Strafford County Registry of Deeds at Book 4513, Page 0399, assigned to New Hampshire Housing Finance Authority by assignment(s) recorded or to be recorded in said Registry and Loan Modification Agreement to New Hampshire Housing Finance Authority, its successors or assigns, as lender, dated March 16, 2023, recorded in the Strafford County Registry of Deeds at Book 5106, Page 0080, said assignee, in execution of said power, for mortgage conditions broken, will sell on the mortgaged premises (11 Walnut Street) in Somersworth, Strafford County, New Hampshire, at

### **PUBLIC AUCTION**

on **April 3, 2024 at 11:00 A.M.** local time, all of said holder's right, title and interest in and to the real estate described in said mortgage deed.

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](mailto:nhbd@banking.nh.org). **For Service of Process, Mortgagee's agent is Craig, Deachman & Associates, PLLC and address is 1662 Elm Street, Manchester New Hampshire 03101.**

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.

NEW HAMPSHIRE HOUSING FINANCE AUTHORITY  
By Its Attorneys,  
CRAIG, DEACHMAN & ASSOCIATES, PLLC  
1662 Elm Street, Manchester, NH 03101  
(603) 665-9111  
February 13, 2024