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**MONTANA THIRTEENTH JUDICIAL DISTRICT
YELLOWSTONE COUNTY**

Nationstar Mortgage LLC d/b/a Champion
Mortgage Company,

Plaintiff,

v.

Phyllis E. Drydale and Heirs and Devisees of
the Estate of Phyllis E. Drydale and United
States of America by and through the
Secretary of Housing and Urban Development;
and any person in possession,

Defendants.

NOTICE OF SHERIFF'S SALE

Case No.: DV 20-0288

TO BE SOLD AT SHERIFF'S SALE:

Under and by virtue of a Writ of Execution issued in the above-entitled action on March 10, 2021, I am commanded to sell at public auction all of Defendants' rights and interest to the below described property:

All that certain parcel of land situated in the City of Billings, County of Yellowstone, State of Montana, being known and designated as Lot 5, Block 4, Section 12, Ryan Subdivision in Instrument# 962588 being more fully described in Deed Instrument# 3334442 Dated 05/25/2005 and Recorded 06/27/2005 in Yellowstone County Records.

Also Described As:

Lot 5, Block 4, of Second Amended Plat of Ryan Subdivision, in the City of Billings, Yellowstone County, Montana, according to the official plat on file in the office of the Clerk and Recorder of said County, under document No. 962588.

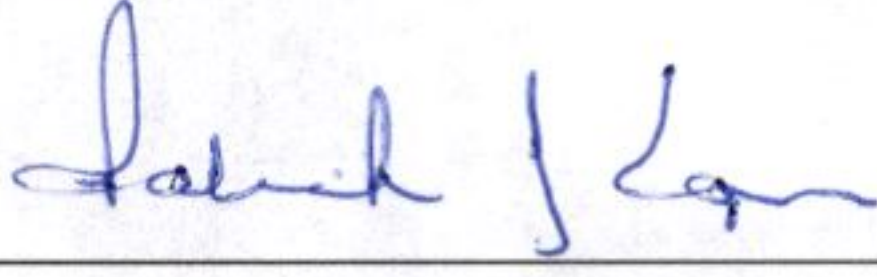
With a property address of: 2784 Phyllis Circle South, Billings, MT 59102.

Notice is hereby given that on **June 15, 2021 at 1:00 PM** in the lobby of the Yellowstone County Courthouse at 217 N. 27th St., Billings, MT 59101 the above-described property will be sold to the highest bidder to satisfy Plaintiff's judgment, with interest and costs.

Date: April 20, 2021.

MIKE LINDER

Sheriff of Yellowstone County, State of
Montana

By:  _____

Patrick Egan, Civil Officer #3247

****WE STRONGLY RECOMMEND ANYONE INTERESTED IN BIDDING ON ANY
PROPERTY NOTICED FOR SALE RESEARCH THE OWNERSHIP OF THE PROPERTY
THOROUGHLY PRIOR TO BIDDING****