Notice of Estate Sale

IN THE STATE OF NORTH DAKOTA,
COUNTY OF ROLETTE
IN THE DISTRICT COURT, NORTHEAST
JUDICIAL DISTRICT

NewRez LLC dba Shellpoint Mortgage Servicing, Plaintiff, v. Ronald B. Delorme and Teresa G. Delorme and Heirs & Devisees of the Estate of Teresa G. Delorme and Jewel City South Condominium a/k/a Jewel City South Condominium HOA and Ronald B. Delorme, as Personal Representative of the Estate of Teresa G. Delorme and all persons unknown claiming any estate or interest in, or lien or encumbrance upon, the property described in the complaint, and any person in possession,, and any person in possession, Defendants.	**NOTICE OF REAL ESTATE SALE CIVIL NUMBER: 40-2025-CV-00172**

1. Judgment in the amount of $72,142.47, having been entered in favor of Plaintiff and against Defendants, which Judgment was filed with the Clerk of Courts of Rolette County, North Dakota, on January 8, 2026, for the foreclosure of a real estate mortgage.

2. Notice is hereby given pursuant to said Judgment that the real property described as:

Condominium Unit #2 of Jewel City South Condominium, on part of Lots Ten (10), Eleven (11) and Twelve (12), of Block Four (4), of White's Second Addition to the City of Rolla, North Dakota according to Plat thereof in the office of the Register of Deeds of said Rolette County, and Declaration of Condominium recorded in Book 50 of Miscellaneous Records, Page 546, together with the undivided interest in the common elements appurtenant to such unit.

Real Property address: 106 2nd Ave SE, #2, Rolla, ND 58367. The above real property is the subject of the Mortgage dated March 7, 2017, which Mortgagors, Ronald B. Delorme, Teresa G. Delorme, executed and delivered to Wells Fargo Bank, N.A. and recorded in the office of the Clerk and Recorder of Rolette County, North Dakota, on March 9, 2017, Instrument Number 66211, which is subject to the entered Judgment. Said Mortgage was assigned to Plaintiff, its successors or assigns, by Assignment of Mortgage recorded November 5, 2024, Instrument Number 73206.

3. In order to realize the amount of $72,142.47, as of January 8, 2026, plus interest accruing thereafter on said amount as awarded by the court, together with the costs and expenses of sale, will be sold subject to redemption as provided by law as one parcel of land at public auction, subject to the lien for unpaid real estate taxes and assessments of Rolette County, North Dakota, and easements and restrictions of record, to the highest bidder for cash under the direction of the Sheriff of Rolette County, North Dakota, at the main entrance of the Rolette County Courthouse located at 102 2nd Street NE, Rolla, North Dakota 58367, on December 1, 2026 ("Sale Date"), at 10:00 AM.

4. If the sale is set aside for reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

DATED this 13th day of October, 2026.
SHERIFF OF ROLETTE COUNTY
Nathan Gustafson
Sheriff / Deputy Sheriff of Rolette
Halliday, Watkins & Mann, P.C.
By: /s/ Tyler S. Wirick
Tyler S. Wirick, ND Bar: 10014
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(October 19, 26 and November 2, 2026)