

**IN THE STATE OF SOUTH DAKOTA, COUNTY OF BROWN
IN CIRCUIT COURT, FIFTH JUDICIAL CIRCUIT COURT**

Idaho Housing and Finance Association, Plaintiff, v. Lauren Brito and Homes are Possible, Inc. and South Dakota Housing Development Authority and United States of America acting by and through the Secretary of Housing and Urban Development, and any person in possession, Defendants.	NOTICE OF REAL ESTATE SALE ON FORECLOSURE CIVIL NUMBER: 06CIV26-000428
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A Non-Monetary Judgment of Foreclosure was entered in favor of Plaintiff and against Defendants, which judgment was filed with the Clerk of Courts of Brown County, South Dakota, on September 10, 2026, in the amount of \$180,726.94, for the foreclosure of a real estate mortgage.

Notice is hereby given pursuant to said judgment that the real property described in the Real Estate Mortgage dated June 13, 2022, and recorded in the office of the Register of Deeds of Brown County, South Dakota, on June 14, 2022, in Book 699 Mortgage, at Page 572, as Instrument Number 202203172, which Lauren Brito, mortgagor, executed and delivered to Mortgage Electronic Registration Systems, Inc., as Mortgagee, as nominee for Plains Commerce Bank, its successors and assigns, mortgagee, for the property located at 1214 9th Ave SW, Aberdeen, SD 57401, and legally described as:

Lot 9 and the West Half of Lot 10, together with the North 32 feet of vacated 9th Ave. S.W. lying adjacent to said Lots, Block 20, Highland Park Addition to Aberdeen, Brown County, South Dakota, according to the recorded plat thereof

in order to realize the amount of the above-referenced judgment, plus interest accruing thereafter on said amount, 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 easements and restrictions of record, to the highest bidder for cash under the direction of the Brown County Sheriff, on the steps to the main entrance of the Brown County Courthouse located at 101 1st Ave. South East Aberdeen, SD 57402, on December 10, 2026 at 10:00 AM.

Dated this 13 day of October, 2026

SHERIFF OF BROWN COUNTY

By Dave Leungman

Name: Dave Leungman

Halliday, Watkins & Mann, P.C.

By /s/ Zachary Nesbit

Zachary Nesbit

Attorneys for Plaintiff

376 East 400 South, Suite 300

Salt Lake City, UT 84111

Tel: 801-355-2886

Email: zach@hwmlawfirm.com

CERTIFICATE OF SERVICE

I certify that on _____, a true and correct copy of the Notice of Foreclosure Sale was served by U.S. Mail, first-class postage prepaid, upon the following individuals:

Lauren Brito
1214 9th Ave SW
Aberdeen, SD 57401

Homes are Possible, Inc.
c/o Darin Beckius, Its Registered Agent
125 S. 2nd Street
Aberdeen, SD 57401

South Dakota Housing Development Authority
c/o Office of Attorney General
1302 East Highway 14, Suite 1
Pierre, SD 57501

South Dakota Housing Development Authority
3060 East Elizabeth Street
P.O. Box 1237
Pierre, SD 57501-1237

United States of America acting by and through the Secretary of Housing and Urban Development
c/o AUSA Yvette K. Lafrentz
U.S. Attorney's Office, District of South Dakota
P.O. Box 2638
Sioux Falls, SD 57104

Halliday, Watkins & Mann, P.C.

Zachary Nesbit