

(2) (i) The land records office of each county shall maintain a current listing of recorded requests for notice of sale by holders of subordinate mortgages, deeds of trust, or other subordinate [recorded or filed] interests. THE HOLDER OF A SUBORDINATE MORTGAGE, DEED OF TRUST, OR OTHER SUBORDINATE INTEREST MAY FILE A REQUEST FOR NOTICE UNDER THIS PARAGRAPH.

(ii) Each request for notice of sale shall:

1. Be recorded in a separate docket or book which shall be indexed under the name of the holder of the superior mortgage or deed of trust and under the book and page numbers where the superior mortgage or deed of trust is recorded;

2. Identify the property in which the subordinate interest is held;

3. State the name and address of the holder of the subordinate interest; and

4. Identify the superior mortgage or deed of trust by stating:

A. The names of the original parties to the superior mortgage or deed of trust;

B. The date the superior mortgage or deed of trust was recorded; and

C. The office, docket or book, and page where the superior mortgage or deed of trust is recorded.

(iii) Failure of a holder of a subordinate mortgage, deed of trust, or other subordinate interest to record a request for notice under this paragraph does not affect the duty of a holder of a superior interest to provide notice as required under [paragraph (1) of] this subsection.

(3) The person giving notice under this subsection shall file in the action:

(i) The return receipt from the notice; or

(ii) An affidavit that:

1. The notice provisions of this subsection have been complied with; or

2. The address of the holder of the subordinate interest is not reasonably ascertainable.

(4) [If the filing under paragraph (3) of this subsection is made before final ratification of the sale, failure of a holder of a subordinate interest to receive the notice does not invalidate the sale.] THE PERSON AUTHORIZED TO MAKE A SALE IN AN ACTION TO FORECLOSE A MORTGAGE OR DEED OF TRUST IS NOT REQUIRED TO GIVE NOTICE TO THE HOLDER OF A SUBORDINATE MORTGAGE, DEED OF TRUST, OR OTHER SUBORDINATE INTEREST IF: