# PUBLIC NOTICES

NOTICE OF MORTGAGE FORECLOSURE SALE NOTICE IS HEREBY GIVEN Lender/Broker/Mortgage Enforcement Center, that default has occurred in Originator: the conditions of the following Financial Services, LLC dba Minnesota Eleven Mortgage DATE OF MORTGAGE: May Residential Mortgage Servicer: mortgage and taxes, if any, on PennyMac Loan Services, LLC said premises and the costs BY THE MORTGAGOR, THE PRINCIPAL COUNTY IN AMOUNT OF MORTGAGE: PROPERTY IS LOCATED: attorney fees allowed by law, Property Address: 128 27th Ave six (6) months from the date of Dustin N, Saint Cloud, MN 56303 Arthur Kent, an unmarried man Mortgage Registration 82.52602.0000 LEGAL DESCRIPTION OF Systems, Inc., as mortgagee, as nominee for Ark-La-Tex PROPERTY: Lot 22, Block 6, under Minn. Stat. §580.30 or DETERMINING, WEST SIDE Addition, Stearns the property is not redeemed Financial Services, LLC dba Eleven Mortgage, its successors County, Minnesota AMOUNT DUE PLACE OF CLAIMED AS OF DATE OF NOTICE: Recorded: May 15, 2023 all THAT requirements have been Sunday or legal holiday. complied with; that no action or Mortgagor(s) released proceeding has been instituted financial obligation: NONE at law or otherwise to recover THIS COMMUNICATION IS And assigned to: PennyMac the debt secured by said FROM A DEBT COLLECTOR mortgage, or any part thereof; PURŠUANT to the power of COLLECT A DEBT. sale contained in said mortgage, INFORMATION OBTAINED the above-described property WILL BE USED FOR THAT will be sold by the Sheriff of PURPOSE. Transaction Agent: Mortgage said county as follows: Registration DATE AND TIME OF SALE:

August 14, 2024 at 10:00 AM

office,

IN

Tax Parcel ID Number:

LEGAL DESCRIPTION OF

DUE

have

PURSUANT to the power of COLLECT

at law or otherwise to recover **IS** 

sale contained in said mortgage, ANY

mortgage, or any part thereof;

said county as follows:

Stearns County, Minnesota

S, Sartell, MN 56377

Stearns

\$218,641.81

requirements

Ark-La-Tex Courthouse Square, St. Cloud, NOT AFFECTED BY THIS to pay the debt secured by said WHICH and disbursements, including subject to redemption within OR said sale by the mortgagor(s), Parcel ID Number: their personal representatives or assigns. If the Mortgage is not reinstated under Minn. Stat. §580.23, AND the Mortgagor must vacate the TO BE DUE property on or before 11:59 p.m. on February 14, 2025, or the next business day if February pre-foreclosure 14, 2025 falls on a Saturday,

**ATTEMPTING** 

VERIFICATION OF

DEBT AND IDENTITY OF

If the Mortgage is not reinstated

under Minn. Stat. §580.30 or

the Mortgagor must vacate the

14, 2025 falls on a Saturday,

FROM A

THE

Law

TO

INFORMATION

807 PROVIDED BY LAW IS THE TIME ALLOWED BY LAW FOR MORTGAGOR'S PERSONAL REPRESENTATIVES ASSIGNS, MAY BE REDUCED TO FIVE WEEKS A JUDICIAL ORDER MINNESOTA STATUTES, SECTION OTHER THINGS, THAT THE

ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED. DATED: June 18, 2024 MORTGAGEE: PennyMac Loan Services, LLC Wilford, Geske & Cook, P.A. Attorneys for Mortgagee

> Woodbury, MN 55125 (651) 209-3300 File Number: 054753-F1 H-26-6B

7616 Currell Boulevard, Suite

NOTICE IS HEREBY GIVEN Transaction Agent Mortgage PLACE OF SALE: County THE ORIGINAL CREDITOR WITHIN THE 807 PROVIDED BY LAW IS Lender/Broker/Mortgage Courthouse Square, St. Cloud, NOT AFFECTED BY THIS dba New American to pay the debt secured by said THE TIME ALLOWED BY mortgage and taxes, if any, on LAW FOR REDEMPTION Residential Mortgage Servicer: said premises and the costs BY THE MORTGAGOR, THE U.S. Bank National Association and disbursements, including MORTGAGOR'S PERSONAL WHICH attorney fees allowed by law, REPRESENTATIVES PROPERTY IS LOCATED: subject to redemption within OR ASSIGNS, six (6) months from the date of REDUCED TO FIVE WEEKS Property Address: 413 5th Ave said sale by the mortgagor(s), IF A JUDICIAL ORDER their personal representatives or IS **ENTERED** MINNESOTA STATUTES, SECTION 582.032 DETERMINING, PROPERTY: Lot 2, Block 4, the property is not redeemed OTHER THINGS, THAT THE MORTGAGED ARE IMPROVED WITH A AND property on or before 11:59 p.m. RESIDENTIAL DWELLING CLAIMED TO BE DUE on February 14, 2025, or the OF LESS THAN FIVE UNITS NOT USED IN AGRICULTURAL

ASSIGNS

Electronic

Systems, Inc.

Identification

COUNTY

82.52403.0220

56303

THE

AMOUNT

\$280,314.37

requirements

THAT

IN

Tax Parcel ID Number:

PROPERTY:

OAKES, ACCORDING TO

AS OF DATE OF NOTICE:

complied with; that no action or

oceeding has been institu at law or otherwise to recover

DUE CLAIMED TO BE DUE

COUNTY, MINNESOTA.

STEARNS

pre-foreclosure

have been

PRODUCTION, AND ARE ABANDONED. DATED: June 18, 2024 MORTGAGEE: U.S. Bank National Association Wilford, Geske & Cook, P.A.

Attorneys for Mortgagee LEGAL 7616 Currell Boulevard, Suite 200 Woodbury, MN 55125 (651) 209-3300

H-26-6B THEREOF, that, subject to Minn. Stat. § 524.3-801, all creditors having

claims against the Estate are

required to present the claims

to the Personal Representative

or to the Court Administrator

within four (4) months after

File Number: 051936-F6

the date of this Notice, or the claims will be barred. /s/ Gina DeVilbiss-Hendry Probate Registrar Date: 7-16-24 /s/ George Lock Court Administrator Date: 7-16-24

H-30-2P

#### that default has occurred in Identification Number: Sheriff's office, 1003763-0300354802-3 Enforcement Center,

NOTICE OF MORTGAGE FORECLOSURE SALE

Law WITHIN

assigns.

Sartell Heights South Plat Two, under Minn. Stat. §580.23,

AS OF DATE OF NOTICE: next business day if February

complied with; that no action or financial obligation: NONE

proceeding has been instituted THIS COMMUNICATION

the above-described property OBTAINED WILL BE USED

August 14, 2024 at 10:00 AM DEBT AND IDENTITY OF

TO ALL INTERESTED PER- Decedent. Any heir, devisee

will be sold by the Sheriff of **FOR THAT PURPOSE**.

pre-foreclosure Sunday or legal holiday.

been Mortgagor(s) released

**ATTEMPTING** 

Number: PLACE OF SALE: County THE ORIGINAL CREDITOR

the conditions of the following described mortgage: DATE OF MORTGAGE: July Originator: Broker Solutions, Minnesota 13. 2020 Inc. PRINCIPAL Funding ORIGINAL AMOUNT OF MORTGAGE: \$191.369.00

Drake COUNTY MORTGAGOR(S): Mudrow, a single man MORTGAGEE: Mortgage Electronic Registration

described mortgage:

MORTGAGOR(S):

MORTGAGEE:

Electronic

and assigns

DATE AND

RECORDING:

ASSIGNMENTS

Loan Services, LLC

Recorded: April

Dated: April 29, 2024

Stearns County Recorder

1002459-0000527415-8

Document Number: A1671265

Transaction Agent Mortgage

MORTGAGE:

Electronic

Systems, Inc.

Identification

Stearns County Recorder

Document Number: A1652991

ORIGINAL

Systems, Inc., as mortgagee, as nominee for Broker Solutions, dba New American 92.57074.0354

Funding, its successors and assigns DATE AND PLACE OF RECORDING: Recorded: July 28, 2020 Stearns

County Recorder Document Number: A1575562 LOAN MODIFICATION: Dated: February 20, 2021 Recorded: March 1, 2021

Document Number: A1595476 ASSIGNMENTS MORTGAGE: And assigned to: U.S. Bank the debt secured by said C O L L E C T O R

National Association Dated: November 23, 2020

Recorded: November 25, 2020 Stearns County Recorder Document Number: A1586886 Transaction Agent: Mortgage Registration DATE AND TIME OF SALE: VERIFICATION OF THE Electronic

Systems, Inc.

STATE OF MINNESOTA COUNTY OF STEARNS DISTRICT COURT SEVENTH JUDICIAL DISTRICT Court File No: 73-PR-24-2984

Case Type: Informal Probate

PROBATE NOTICE

**Notice of Informal Appointment of Personal** Representative and Notice to **Creditors (Without a Will)** 

Robert John Lewis,

RIGHT

THE

PROVIDED BY LAW IS

NOT AFFECTED BY THIS

OF

occurred

MORTGAGE:

PLACE OF

recorded

number

In re: Estate of

THE

WITHIN

ACTION.

DATE

default has

described mortgage:

October 23, 2006

both unmarried

Association

DATE AND

RECORDING:

Recorded: December 5, 2006

Said mortgage was assigned

to U.S. Bank Trust National

Association, as Trustee for

CVF III Mortgage Loan Trust

II on May 26, 2017 and said

and subsequently assigned to

Mill City Mortgage Loan Trust

2018-2 on October 3, 2018 and

document

was

Stearns County Recorder

Document #: 1213541

ASSIGNMENTS

MORTGAGE:

assignment

A1533389

OF

VERIFICATION

been granted. Notice is also given that the Probate Registrar has informally appointed the

SONS AND CREDITORS:

that an application for infor-

mal appointment of personal

representative has been filed

will has been presented for

probate. The application has

with the Probate Registrar. No

Notice is hereby given

following: John Lewis, 4917 Wisconsin Ave N, New Hope, MN 55428, as Personal Rep-Deceased. resentative of the Estate of the tive. Unless objections are filed pursuant to Minn. Stat. § 524.3-607, and the court otherwise orders, the Personal Representative has full power to administer the Estate, including, after 30 days from the date of issuance of letters, the power to sell, encumber, lease or distribute real estate. Notice is also given

or other interested person may

may object to the appointment

be entitled to appointment as

Personal Representative, or

of the Personal Representa-

THE THEREOF ON FILE AND recover that debt secured by DEBT AND IDENTITY OF **OF RECORD IN** 

RECORDER TIME IN AND FOR STEARNS COUNTY, **MINNESOTA** PARCEL ID #: **98.60665.0302** Notice is hereby given that PROPERTY ADDRESS: 805 conditions of the following TRANSACTION AGENT:

**AND** 

TO PLAT

N/A TRANSACTION AGENT ID

MORTGAGORS: Alvina M. NO.: N/A LENDER OR BROKER: TCF SALE: September 12, 2024 at DETERMINING, Sovich and Karen L. Muellner, National Bank, A National MORTGAGEE: TCF National Banking Association

ORIGINATOR: N/A **CURRENT** MORTGAGE SERVICER: d/b/a Shellpoint

NewRez LLC Mortgage Servicing COUNTY IN PROPERTY IS LOCATED: Stearns

PRINCIPAL

**ORIGINAL** AMOUNT OF MORTGAGE: \$27,800.00 **AMOUNT** DUE TO BE CLAIMED DUE

AS OF DATE OF NOTICE, on July 5, 2017 and given INCLUDING TAXES, IF ANY document number A1499193 PAID BY MORTGAGEE: MORTGAGEE: \$27,568.08 prior That to commencement of said assignment was recorded mortgage foreclosure under on November 15, 2018 and proceeding Assignee of complied with all notice Statutes sections 580.23 is LEGAL DESCRIPTION OF requirements as required by March 12, 2025 at 11:59 p.m. If

NOTICE OF MORTGAGE FORECLOSURE SALE SURVEY has been instituted by law to THE said Mortgage, or any part FINANCIAL THE ORIGINAL CREDITOR OFFICE OF THE COUNTY thereof; that all conditions ON MORTGAGE: None precedent to foreclose of the been fulfilled;

the above-described property IF will be sold by the Sheriff of IS said county as follows: DATE AND TIME OF

10:00 am PLACE OF SALE: Stearns MORTGAGED Enforcement Center,

Courthouse Square, Room S. 100, St. Cloud, MN 56303 to pay the debt the debt then secured by the Mortgage, PRODUCTION, AND ARE WHICH and taxes, if any, on said ABANDONED. premises, and the costs and disbursements, attorneys' fees allowed by law, subject to redemption within six (6) months from the date INFORMATION OBTAINED AND of sale by the mortgagors, their personal representatives assigns.

DATE TO PROPERTY: The date on or ONE (1), ASPEN SPRINGS, obligation on said Mortgage; the date to vacate is the next **ACCORDING** TO THE that no action or proceeding business day at 11:59 p.m.

MORTGAGORS RELEASED **OBLIGATION** THE TIME ALLOWED BY Mortgage and acceleration of LAW FOR REDEMPTION the debt secures thereby have BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL PURSUANT to the power REPRESENTATIVES in Aspen Circle, Waite Park, of sale therein contained, said OR ASSIGNS, MAY BE ing Minnesota 56387 Mortgage will be foreclosed and REDUCED TO FIVE WEEKS A JUDICIAL ORDER **ENTERED UNDER** MINNESOTA SECTION

Bank, A National Banking RESIDENTIAL MORTGAGE County Sheriff's Office, Law ARE IMPROVED WITH A

STATUTES, 582.032 **AMONG** OTHER THINGS, THAT THE PREMISES RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL

THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING COLLECT A DEBT. WILL BE USED FOR THAT PURPOSE. Dated: July 14, 2024

Fax 312-541-9711

H-29-6B

VACATE Mill City Mortgage Loan Trust 2018-2 Mortgagee Kenneth J. Johnson Minnesota State Bar No. 0246074 Johnson, Blumberg & Associates, LLC Attorney for Mortgagee 30 N. LaSalle St., Suite 3650 Chicago, IL 60602 Phone 312-541-9710 SAUK CENTRE HERALD | THURSDAY, AUGUST 1, 2024 | Page 7 NOTICE OF MORTGAGE FORECLOSURE SALE

NOTICE IS HEREBY the debt secured by said

office,

ANY

TIME

STATUTES

PREMISES

PROPERTY

THE

GIVEN that default has mortgage, or any part thereof; occurred in the conditions of the PURSUANT to the power of sale contained in said mortgage, following described mortgage: OF MORTGAGE: the above-described property DATE January 24, 2007 will be sold by the Sheriff of PRINCIPAL said county as follows: ORIGINAL AMOUNT OF MORTGAGE: DATE AND TIME OF SALE: \$240,000.00 September 10, 2024 at 10:00 MORTGAGOR(S): Timothy J. Kucala and Debra A. Kucala, PLACE OF SALE: County husband and wife Sheriff s MORTGAGEE: Mortgage Enforcement Center, Registration Courthouse Square, St. Cloud, Electronic Systems, Inc., as mortgagee, as Minnesota nominee for Guaranteed Rate, to pay the debt secured by said Inc., its successors and assigns mortgage and taxes, if any, on DATE AND PLACE said premises and the costs RECORDING: and disbursements, including Recorded: April 9, 2007 Stearns attorney fees allowed by law, County Recorder subject to redemption within Document Number: 1223995 six (6) months from the date of ASSIGNMENTS said sale by the mortgagor(s), MORTGAGE: their personal representatives or assigns. And assigned CITIMORTGAĞE, INC. If the Mortgage is not reinstated Dated: November 17, 2010 under Minn. Stat. §580.30 or Recorded: December 28, 2010 the property is not redeemed Stearns County Recorder under Minn. Stat. §580.23, Document Number: A1333820 the Mortgagor must vacate the And assigned to: FEDERAL property on or before 11:59 p.m. on March 10, 2025, or NATIONAL MORTGAGE ASSOCIATION, the next business day if March 10, 2025 falls on a Saturday, **SUCCESSORS** ASSIGNS Sunday or legal holiday. Dated: December 12, 2014 Mortgagor(s) released Recorded: December 13, 2014 financial obligation: NONE THIS COMMUNICATION IS Stearns County Recorder Document Number: A1416560 FROM A DEBT COLLECTOR assigned ATTEMPTING And SAVINGS WILMINGTON COLLECT A DEBT. FUND SOCIETY, FSB, INFORMATION OBTAINED CHRISTIANÁ WILL BE USED FOR THAT TRUST,

OWNER PURPOSE. TRUSTEE ON BEHALF OF CSMC 2017-RPL2 TRUST, ITS SUCCESSORS AND Dated: January 10, 2018 Recorded: January 11, 2018 Stearns County Recorder Document Number: A1512850 Transaction Agent: Mortgage Registration Transaction Agent Mortgage 100196368001198079

VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION. THE TIME ALLOWED BY FOR REDEMPTION MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE Lender/Broker/Mortgage REDUCED TO FIVE WEEKS Originator: Guaranteed Rate, A JUDICIAL ORDER ENTERED Residential Mortgage Servicer: **MINNESOTA** Select Portfolio Servicing, Inc. SECTION DETERMINING, WHICH OTHER THINGS, THAT THE PROPERTY IS LOCATED: MORTGAGED Property Address: 5642 West Oakes Drive, Saint Cloud, MN

ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS. NOT USED IN AGRICULTURAL **DESCRIPTION** PRODUCTION, AND ARE ABANDONED. EIGHT (8), BLOCK TWO (2) OF WEST RIVER DATED: July 16, 2024 MORTGAGEE: Wilmington Savings Fund Society, FSB, not in its individual capacity RECORDED PLAT

> but solely as Owner Trustee of CSMC 2017-RPL2 Trust Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite Woodbury, MN 55125 (651) 209-3300

File Number: 054024-F1

ASSUMED NAME: LATOYA WATKINS. PRINCIPAL PLACE OF BUSINESS IS: Care Of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 United States.

NAMEHOLDER(S): Shirley Bee Ficklin, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, Johnny Watkins, care of, 7390 Sandy Bottom Court, Hughesville, Mary land 00000 USA, Tristan Elon Gray, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, Triniti Madison Gray, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA Tori Johanna Gray, care of, 7390 Sandy Bottom

CERTIFICATE OF ASSUMED NAME

Minnesota Statutes

Chapter 333

Court, Hughesville, Maryland 00000 USA, Taylor Hezekiah Gray, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, Taylor Hezekiah Watkins, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, Latoya Watkins Gray, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, Latoya Watkins-Gray, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, LATOYA WAT-KINS, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, :oya-ali:, Statutory Agent, care of, 7390 Sandy Bottom Court, Hughesville, Maryland 00000 USA, Shirley Ficklin, care of, 7390 Sandy Bottom Court, Hughesville, Maryland

By typing my name, I, the undersigned, certify that I am

signing this document as the person whose signature is required, or as agent of the person(s) whose signature would be required who has authorized me to sign this document on his/her behalf, or in both capacities. I further certify that I have completed all required fields, and that the information in this document is true and correct and in compliance with the applicable chapter of Minnesota Statutes. I understand that by signing this document I am subject to the penalties of perjury as set forth in Section 609.48 as if I had signed this document under oath. /s/:oya-ali:, Statutory Agent, authorized representative all rights reserved with NO predjudice

02/10/2023

H-30-2P

807

including

before which the mortgagor the must vacate the property if this the mortgage is not reinstated Minnesota Statutes Mortgagee/ section 580.30 of the property Mortgagee redeemed under Minnesota statute; that no Mortgagors have the foregoing date is Saturday, LOT THREE (3), BLOCK been released from financial Sunday, or a legal holiday, then Page 8 | THURSDAY, AUGUST 1, 2024 | SAUK CENTRE HERALD

NOTICE OF PROPOSED MERGER Notice is hereby given that application has been made to the Kansas City Regional Office of the Federal Deposit Insurance GIVEN Corporation ("FDIC"), 1100 Walnut Street, Suite 2100, Kansas City, Missouri 64106, by Pine Country Bank, 1201 1st Avenue NE, Little Falls, Minnesota 56345, for the FDIC's written consent to merge with First State Bank of Sauk Centre, 423 Main Street South, Sauk Centre, Minnesota 56378. It is contemplated that the main office and branch of First State Bank of Sauk Centre will continue to operate as branches of Pine Country Bank upon consummation of the merger.

This notice will appear three times in approximately equal intervals beginning August 1, 2024 and ending August 29, 2024. Any person wishing to comment on this application may file

his or her comments in writing with the Regional Director of the FDIC at its regional office, 1100 Walnut Street, Suite 2100, Kansas City, Missouri 64106, or via email to KCMailRoom@ FDIC gov, no later than August 31, 2024. The nonconfidential portions of the application are on file in the regional office and are available for public inspection during regular business hours. Photocopies of the nonconfidential portion of the application file will be made available upon request.

Date: August 1, 2024

Pine Country Bank 1201 1st Avenue NE Little Falls, Minnesota 56345 25, 2007

tenants

And

Titles

Document Number: 54786

Name of TIF Authority:

And assigned to: MetLife \$318,485.78

Electronic

**ORIGINAL** 

\$387,000.00

First State Bank of Sauk Centre 423 Main Street South Sauk Centre, Minnesota 56378 H-31/33/35-3B

#### PROBATE NOTICE STATE OF MINNESOTA COUNTY OF STEARNS DISTRICT COURT SEVENTH JUDICIAL DISTRICT Court File No: 73-PR-24-5572

Case Type: Informal Probate In re the Estate of Magdalene Margareth Schindler, a/k/a

Magdalene M. Schinder, and Magdalene Schindler, Deceased NOTICE OF INFORMAL PROBATE OF WILL AND

APPOINTMENT OF **PERSONAL** REPRESENTATIVE AND NOTICE TO CREDITORS

TO ALL INTERESTED PER-SONS AND CREDITORS:

Notice is hereby given that an application for informal probate of the above-named Decedent's Last Will dated 11/7/2017 and Codicil(s) dated 1/14/2021 had been filed with the Probate Registrar, and the application has been grant-

Notice is also given that the Probate Registrar has informally appointed Mary H. Johnson, whose address is 1001 E Able Street, St. Joseph, Minnesota, 56374; and Susan Frericks, whose address is 20052 Blue Lake Road, Emily, Minnesota, 56447, as personal representatives of the Estate of the Decedent. Any heir, devisee or other interested person may be enti-

tled to appointment as personal representative, or may object to the appointment of the personal representative. Unless objections are filed pursuant to Minnesota Stat. § 524.3-607 and the court otherwise orders. the personal representatives has full power to administer the Estate, including, after 30 days from the date of issuance of letters, the power to sell, encumber, lease or distribute real

Any objections to the probate of the Will, or to the appointment of the personal representative, must be filed with this court, and will be heard by the court after the filing of an appropriate petition and proper notice of hearing.

Notice is also given that, subject to Minn. Stat. § 524.3-801, all creditors having claims against the Estate are required to present the claims to the personal representative or to the Court Administrator within four (4) months after the date of this Notice, or the claims will be barred.

> /s/ Heidi Rasmussen Probate Registrar Date: July 26, 2024

**Attorney for Personal** Representative LORI LYNN ATHMANN Attorney License No.: 353450 1010 W St. Germain STE 420 St. Cloud, MN 56301 Telephone: 320-230-0203 lori.athmann@jdalaw.net

H-31-2B

#### ADVERTISEMENT FOR BIDS **Little Birch Lake Outlet Modification Sauk River Watershed District Stearns County, Minnesota**

NOTICE IS HEARBY GIVEN THAT: Sauk River Watershed District (SRWD) will receive sealed bids for the construction of the Little Birch Lake Outlet Modification through Quest VirtuBid (vBid) until 2:00 PM Central Time on Thursday, August 8, 2024, at which time they will be publicly opened and read via the following.

Or call in (audio only) Number: 218.302.5994 or 763.445.9351

Mobilization, 1 lump sum

And incidental items

Conference ID: 234 897 194#

It is the intent to provide a recommendation of award to the Board of Managers on August 20, 2024, for its selection and award of

The scope of work consists of furnishing and installing the following approximate quantities:

Clearing and Grubbing, 1 lump sum Flotation Silt Curtain Type Moving Water, 70 linear feet Modify Existing Dam, 1 lump sum Random Riprap Class II, 155 cubic yards Random Riprap Class III, 380 cubic yards Rock Weir (36" to 60" Diameter Boulders), 220 linear feet Rock Boulders (36" to 60" Diameter Boulders), 6 each Flat Rock Boulders (48" to 72" Diameter Boulders), 4 each Seeding and Mulching, 1 lump sum

All contract work shall be completed by December 31, 2024, with the exception of Seeding and Mulching. Seeding and Mulching shall be completed by June 15, 2025.

The Contract Documents are available at www.QuestCDN.com, project #9215295 for a fee of \$42. Bids will ONLY be accepted and received via the online electronic bid services through QuestCDN.com. Copies of the plans and specifications may be obtained at the Sauk River Watershed District office 642 Lincoln Road, Sauk Centre, MN 56378. If copies are obtained at the Watershed District office, the QuestCDN fee is still required to submit a bid.

There will be no pre-bid meeting.

Bids must be accompanied by a Certified Check or a Bidder's Bond made payable to the Sauk River Watershed District Treasurer, in the amount of 10% of the full amount of the bid as a guaranty that the Bidder, if successful, will enter into Contract and furnish appropriate Contractor's Bonds in the full amount of the Bid.

This project is made possible in part by grants provided by the State of Minnesota and Lessard-Sams Outdoor Heritage Council. **PUBLIC NOTICES** 

NOTICE IS HEREBY Securitization Trust 2017-1, THAT all that default has Wilmington Savings Fund requirements occurred in the conditions of the following described mortgage: Trustee Dated: March 12, 2024 DATE OF MORTGAGE: July PRINCIPAL Sherburne County Registrar of AMOUNT OF MORTGAGE: Document Number: 62514 MORTGAGOR(S): Erik O Eriksson and Lisa A Eriksson Electronic Registration husband and wife as joint Systems, Inc. MORTGAGEE: Mortgage Identification Number: Registration 1002614-9588228616-8 Systems, Inc., as mortgagee, as nominee for Great Northern Originator: Great Northern Financial Group, Inc., its Financial Group, Inc. successors and assigns DATE AND PLACE Select Portfolio Servicing, Inc. RECORDING: COUNTY IN Recorded: August 7, 2007 PROPERTY IS LOCATED: Sherburne County Registrar of Sherburne Property Address: 3514 150th Avenue, Clear Lake, MN 55319 Document Number: 40702 ASSIGNMENTS Tax Parcel ID Number: 45-MORTGAGE: 00413-0105 And assigned to: CitiMortgage, LEGAL OF PROPERTY: LOT 1, under Minn. Stat. §580.30 or BLOCK 1, COTTON PINES, the property is not redeemed Dated: December 2, 2008 Recorded: December 16, 2008 **SHERBURNE** COUNTY, Sherburne County Registrar of MINNESOTA TOGETHER NONEXCLUSIVE Document Number: 42587 And assigned to: Pennymac EASEMENTFOR DRIVEWAY Mortgage Investment Trust PURPOSES OVER WEST 20 FEET OF THAT Holdings, I, LLC PART OF THE SOUTHEAST Dated: October 31, 2012 Recorded: October 31, 2012 QUARTER OF Sherburne County Registrar of SOUTHWEST SECTION 17, Document Number: 47895 35, RANGE 28, SHERBURNE ATTEMPTING assigned to: DLJ COUNTY. LYING SOUTHERLY OF LOT MORTGAGE CAPITAL, INC. Dated: August 15, 2016 2, BLOCK 1, COTTON PINES. Recorded: September 12, 2016 THE SOUTH BOUNDARY PURPOSE. LINE OF LOT 2, BLOCK Sherburne County Registrar of 1, COTTON PINES HAS BEEN ESTABLISHED BY DEBT AND IDENTITY OF Document Number: 52778 assigned to: PLACEMENT OF JUDICIAL **MONUMENTS METROPOLITAN** LIFE AS SET FORTH ON THE ATTACHED INSURANCE COMPANY **INCORPORATED** Dated: February 6, 2018 SURVEY Recorded: April 16, 2018 HEREIN. AMOUNT AND DUE Sherburne County Registrar of CLAIMED TO BE DUE LAW

NOTICE OF MORTGAGE FORECLOSURE SALE have Society, FSB as Indenture complied with; that no action or REDUCED TO FIVE WEEKS proceeding has been instituted IF A at law or otherwise to recover IS Recorded: March 20, 2024 the debt secured by said MINNESOTA mortgage, or any part thereof; PURSUANT to the power of sale contained in said mortgage, Transaction Agent: Mortgage the above-described property will be sold by the Sheriff of said county as follows: Transaction Agent Mortgage DATE AND TIME OF SALE: August 6, 2024 at 10:00 AM PLACE OF SALE: County USED IN AGRICULTURAL Lender/Broker/Mortgage Sheriff's office, 13880 Highway 10, Elk River, Minnesota to pay the debt secured by said Residential Mortgage Servicer: mortgage and taxes, if any, on said premises and the costs WHICH and disbursements, including

attorney fees allowed by law, subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns. DESCRIPTION If the Mortgage is not reinstated under Minn. Stat. §580.23, the Mortgagor must vacate the property on or before 11:59 p.m. on February 6, 2025, or the next business day if February THE 6, 2025 falls on a Saturday, Sunday or legal holiday. Mortgagor(s) released THE financial obligation: NONE

QUARTER, THIS COMMUNICATION IS TOWNSHIP FROM A DEBT COLLECTOR MINNESOTA, COLLECT A DEBT. INFORMATION OBTAINED WILL BE USED FOR THAT THE VERIFICATION OF THE THE ORIGINAL CREDITOR WITHIN THE PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION. THE TIME ALLOWED BY

FOR REDEMPTION AS OF DATE OF NOTICE: BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL

pre-foreclosure REPRESENTATIVES been OR ASSIGNS, MAY BE JUDICIAL ORDER ENTERED UNDER STATUTES. SECTION 582.032 **AMONG** DETERMINING, OTHER THINGS, THAT THE PREMISES MORTGAGED ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY PRODUCTION, AND ARE ABANDONED. MORTGAGEE: MetLife

DATED: June 11, 2024 Securitization Trust 2017-1, Wilmington Savings Fund

Trustee Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite

Society, FSB as Indenture

Woodbury, MN 55125 (651) 209-3300 File Number: 054306-F1 NOTICE OF POSTPONEMENT

FORECLOSURE SALE The above referenced sale scheduled for August 6, 2024 at 10:00 AM has been postponed to September 11, 2024 at 10:00 AM in the Sherburne County Sheriff's office, 13880 Highway 10, Elk River, Minnesota in said County and State. ANY DATED: July 26, 2024

OF MORTGAGE

Securitization Trust 2017-1. Wilmington Savings Fund Society, FSB as Indenture Trustee Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite 200

MORTGAGEE: MetLife

Woodbury, MN 55125 (651) 209-3300 File Number: 054306-F1 H-31-1B

#### 2023 ANNUAL DISCLOSURE STATEMENT

Sauk Centre Name of Municipality:

Sauk Centre

The following information represents the annual disclosure of tax increment districts for the year ended December 31, 2023. Sauk Herald 8/15/24 (Name of the Newspaper) (Date of Publication)

	Name of TIF District								
		Redev Dist 1 and Expanded		TIF 1-12 Felling Property		TIF 1-13 Felling Project 2021		TIF 1-14	
Current net tax capacity	\$	0	\$	100,298	\$	16,460	\$	6,275	
Original net tax capacity	\$	0	\$	50,786	\$	8,210	\$	1,208	
Captured net tax capacity	\$	0	\$	49,512	\$	8,250	\$	5,067	
Principal and interest payments due in 2024	\$	0	\$	51,368	\$	9,203	\$	5,436	
Tax increment received in 2023	\$	7,403	\$	58,685	\$	9,667	\$	5,627	
Tax increment expended in 2023	\$	800	\$	51,983	\$	5,120	\$	3,228	
Month and year of first tax increment receipt ( MM / YYYY )	6	6 / 1989		6/2020 6/2023		6 / 2023			
Date of required decertification ( MM / DD / YYYY)	12	12/31/2014		12/31/2028		12/31/2031		12/31/2031	

(All lines within the table must be published even if the amounts to be published are zero.)

Additional information regarding each district may be obtained from:

Name of TIF Representative

320 Oak Street South, Sauk Centre, MN 56378

Address (Street, City, Zip)

Email (320) 352-2203 Phone

## NORTH FORK CROW RIVER WATERSHED DISTRICT 2025 BUDGET HEARING NOTICE

NOTICE IS HEREBY GIVEN: The North Fork Crow River Watershed District Board of Managers will meet at the District Office, 1030 Front Street, Brooten, MN, on Monday, August 12, 2024 at 8:00 p.m. for the purpose of considering the foregoing proposed budget with a General Levy of \$274,099, and an Insurance and Bonding Levy of \$11,000 (MN Statutes 466.06) for the fiscal year of January 1, 2025 through December 31, 2025.

> Bob Brauchler, President North Fork Crow River Watershed District Dated: July 18, 2024

#### Operating Expenses <u>Income</u>

**Employee Expenses** \$211.449.00 Watershed District Levy \$274,849.00 Insurance & Bonding Levy \$ 11,000.00 Managers Expenses \$ 21,150.00 \$ 1,800.00 Mileage Expenses Total: \$285,849.00 \$ 29,500.00 Professional Fees Office Expenses \$ 200.00 Education \$ 9,550.00 H-31-1B Other 700.00 Capital Outlay 500.00 **Total:** \$274,849.00

## MILLWOOD TOWNSHIP **NOTICE**

vicki.willer@ci.sauk-centre.mn.us

Notice is hereby given: The public accuracy test of the voting machines for the Presidential Primary Election will take place on Saturday, August 10, 2024 at 10 a.m., as the city of St. Rosa Park.

Notice is hereby given: Affidavits of candidacy for Millwood Township may be filed at the clerk's office: 41867 269th Ave, Freeport, MN 56331. Filing opens July 30, 2024 and closes August 13, 2024. Please call ahead; hours for filing on the final day, 1-5 p.m. Position openings are as follows: Supervisor, 4-year term

Clerk, 4-year term. Kallista Sprenger, Clerk H-31-1B