NEWS/ PUBLIC NOTICES

## SAUK CENTRE HERALD | THURSDAY, DECEMBER 5, 2024 | Page 7 **PUBLIC NOTICES**

**NOTICE OF SHERIFF'S** SALE

STATE OF MINNESOTA COUNTY OF STEARNS DISTRICT COURT SEVENTH JUDICIAL DISTRICT Case Type: Civil Other: Judicial Foreclosure

NOTICE OF SHERIFF'S SALE UNDER JUDGEMENT AND DECREE

Court File No. 73-CV-24-3723

Truist Bank, Plaintiff,

Olayinka A. Afolabi and Secretary of Housing and Urban Development, Defendants.

NOTICE IS HEREBY GIVEN that on January 30, 2025, at 10:00 a.m., at the County Sheriff's office, Law Enforcement Center, Courthouse Square, St. Cloud, Minnesota 56303, the Sheriff of Stearns County will sell to the highest bidder for cash at public auction the real property legally described as follows:

Lot Ten (10) Block Two (2) OAK KNOLL ADDITION according to the plat and survey thereof on file and of record

in the office of the Registrar of Titles, Stearns County, Minnesota;

Property Address: 1919 Summit

Drive, Saint Cloud, MN 56303 This sale is directed by, and will be made pursuant to the Findings of Fact, Conclusions of Law, Order for Judgment and Judgment and Decree entered in the above-entitled action on October 9, 2024, and describing the real property to be sold, in order to satisfy the judgment found due and owing to Truist Bank. A certified copy of the Findings of Fact, Conclusions of Law, Order for Judgment and Judgment and Decree has been delivered to the office of the Ramsey County Sheriff, and is attached. Dated: November 6, 2024

WILFORD, **GESKE** COOK, P.A. By: /s/ Eric D. Cook

Eric D. Cook, #0218807 Attorney for Plaintiff 7616 Currell Blvd., Suite 200 Woodbury, MN 55125 (651) 209-3300 Dated: November 8, 2024

> SHERIFF OF STEARNS **COUNTY** By: /s/ Jamie Florek Deputy Sheriff

STEVE SOYKA

H-48-6B

#### **NOTICE OF SHERIFF'S** SALE STATE OF MINNESOTA

**COUNTY OF STEARNS** DISTRICT COURT SEVENTH JUDICIAL DISTRICT Case Type: Civil Other: Judicial Foreclosure Court File No. 73-CV-24-3723

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WILFORD, **GESKE** COOK, P.A. By: /s/ Eric D. Cook Eric D. Cook, #0218807 Attorney for Plaintiff 7616 Currell Blvd., Suite 200 Woodbury, MN 55125 (651) 209-3300

Dated: November 8, 2024 STEVE SOYKA SHERIFF OF STEARNS COUNTY

By: /s/ Jamie Florek Deputy Sheriff H-48-3B

#### RAYMOND TOWNSHIP NOTICE OF ELECTION FILING

Notice is hereby given that a township election for the Township of Raymond, County of Stearns, will be held on Tuesday March 11, 2025 from 5 p.m. to 8:00 p.m. in the backroom of

Affidavits of Candidacy may be filed at Ginny Borgerding's residence at 45046 320th Street, Brooten, MN 56316 by calling (320) 808-4186. Filing period is December 31, 2024 to January 14, 2025 for the following offices:

One Supervisor (3 Year Term) One Treasurer (2 Year Term)

The following question will be on the ballot: OPTION B -APPOINTMENT OF TREASURER BY TOWN BOARD – Shall Option B, providing for the appointment of the treasurer by the

town board be adopted for the government of the town? The Clerk's office will be open for filing from 1 p.m. to 5 p.m. at 45046 320th Street, Brooten, MN 56316 on January 14 2025. Please call (320) 808-4186 beforehand. There is a filing

> /s/ Ginny Borgerding Raymond Township Clerk H-49-3B

#### CERTIFICATE OF ASSUMED NAME Minnesota Statutes Chapter 333

ASSUMED NAME: Equipment Automations. PRINCIPAL PLACE OF BUSINESS IS: 801 CHINOOK

AVE SW, AVON, MN 56310 USA. APPLICANT(S): Hardline North LLC, 220 4TH STREET, PO BOX 7, ALBANY, MN 56307 USA.

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 February 9, 2016, and separate the Court otherwise orders, the after the date of this Notice or 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 /s/ Gina DeVilbiss-Hendry to the penalties of perjury as set forth in Section 609.48 as if I had Registrar signed this document under oath.

/s/ James Czajkowski 12/03/2024 H-49-2P

PROBATE NOTICE STATE OF MINNESOTA COUNTY OF STEARNS SEVENTH JUDICIAL DISTRICT DISTRICT COURT PROBATE DIVISION

NOTICE OF INFORMAL PROBATE OF WILL AND APPOINTMENT OF **PERSONAL** REPRESENTATIVE AND NOTICE TO CREDITORS

Estate of Janet P. Blum,

Court File No:

73-PR-24-9114

Decedent. Notice is given that an application for informal probate of Decedent's Will, dated

writings under Minnesota Statutes section 524.2-513, dated May 15, 2016, ("Will"), has been filed with the Registrar. The application has been grant-

sonal representative or may ob-

ject to the appointment of the

personal representative. Unless

ed.

Notice is also given that the Registrar has informally appointed Nicole M. Meyer, whose address is 8300 County Road 6, St. Cloud, Minnesota, 56301, as personal representatives of the Estate of the Decedent. Any heir, devisee or of hearing. other interested person may be entitled to appointment as per-

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, Dated: 11-20-2024 lease or distribute real estate.

Any objections to the probate of the Will or appointment Attorney for Personal of the Personal Representatives must be filed with this Court and will be heard by the Court after the filing of an appropriate petition and proper notice

Notice is also given that (subject to Minnesota Statutes section 524.3-801) all creditors having clams against the Estate are required to present objections are filed with the claims to the personal rep-Court (pursuant to Minnesota resentative or to the Court Ad-Statutes section 524.3-607) and ministrator within four months

the claims will be barred. Dated: 11-20-2024

/s/ George Lock Court Administrator

craig@hanlawoffice.

Representative Craig Hanson Hanson Law Office, PA 1010 West St. Germain Street, Suite 750 St. Cloud, MN 56301 Attorney License No: 0311297 Telephone: (320) 257-3388 FAX: (320) 371-0102

Email:

H-48-2B

Page 8 | THURSDAY, DECEMBER 5, 2024 | SAUK CENTRE HERALD

STATE OF MINNESOTA COUNTY OF STEARNS DISTRICT COURT SEVENTH JUDICIAL DISTRICT Case Type: Contract/Foreclosure/Receivership

ARENA LIMITED SPV, LLC. a Delaware limited liability Plaintiff,

Court No: 73-CV-22-9946

Judge Mary B. Mahler

SCCS PROPERTY SPV LLC, a Delaware limited liability company, et al., Defendants.

NOTICE OF MORTGAGE

FORECLOSURE SALE UNDER JUDGMENT AND DECREE

NOTICE IS HEREBY **GIVEN**, that under and by virtue of the Order for Entry of Judgment of Foreclosure and 'Judgment") entered in the above entitled mortgage foreclosure action on September 9, 2024, a certified copy of which has been delivered to me, directing the sale of the mortgaged premises hereinafter described to satisfy the amount found and adjudged to be due Arena Limited SPV, LLC ("Plaintiff"), the plaintiff in the above entitled action from Defendants SCCS Property SPV LLC ("SCCS"), TE Real Estate Holdings, LLC, TE MLE SPV, LLC, Ironwood Logistics LLC. f/k/a St. Cloud Cold Storage LLC, and Tartan Engler LLC (collectively and together with "Defendants"), SCCS, the the Sheriff of Stearns County, Minnesota, will sell at public auction to the highest bidder for cash on January 15, 2025 at

estate described in said Judgment, to wit: Real property in the City of Waite Park, County of Stearns, State of Minnesota, described as follows: Lot 1, Block 1, St. Cloud Cold Storage, according to the recorded plat thereof, Stearns County, Minnesota. ABSTRACT PROPERTY.

10:00 am at the Stearns County

Sheriff's Office, Law Enforce-

Square, St. Cloud, Minnesota

56302, the premises and real

Plaintiff, to the best of its Tel: (612) 359-7600 knowledge, provide the fol- pratelle@fwhtlaw.com

lowing information regarding the Mortgaged Premises: 1. The physical street address, city and ZIP Code of the mortgaged premises are 511 28th Avenue South, Waite Park, MN 56387. 2. The tax parcel identification number of the mortgaged

described mortgage:

December 20, 2012

MORTGAGOR(S):

MORTGAGEE:

nominee

Electronic

Independent

RECORDING:

ASSIGNMENTS

MORTGAGE:

Savings, F.A.

Electronic

Systems, Inc.

Identification

Originator:

Independent

Corporation

100392495750014611

Colonial Savings, F.A.

Recorded: January 7,

Stearns County Recorder

Dated: October 10, 2024

Stearns County Recorder

Transaction Agent Mortgage

Number:

Fairway

Mortgage

assigns

DATE OF

ORIGINAL

\$263,700.00

premises is 98.60820.0900. 3. The mortgaged premises are encumbered by that certain Mortgage and Security Agreement, dated October 26, 2021, and recorded in the Office of

the County Recorder, Stearns County, Minnesota, on November 1, 2021, as Document No. A1618315 and by that certain Assignment of Leases and Rents, dated October 26, 2021, and recorded in the Office of the County Recorder, Stearns

County, Minnesota, on Novem-

ber 1, 2021, as Document No. 4. The name of the mortgagor is SCCS Property SPV LLC. Original principal amount for Dismissal of Claims (the of the mortgage: \$25,970,000. 6. The name of the mortgage servicer and the lender or broker is Arena Limited SPV,

> SPV, LLC. 8. As of October 30, 2024, the amount due on the Judgment and mortgage is \$25,487,444.96. Interest accrues on this Judgment amount under Minn. Stat. § 549.09 at the rate of 10% per annum from and after October 30, 2024 or a daily rate of \$6,982.86. As of date of this notice, the amount

7. The name of the mortgage

originator is Arena Limited

gage is <u>\$25,668,999.37</u> Pursuant to the terms of the Judgment, the Defendants, including the mortgagor, are barred and foreclosed from asserting any right, title or interest in the premises, including any right of redemption. ment Center, 807 Courthouse Dated: November 25, 2024 STEVE SOYKA

due on the Judgment and mort-

SHERIFF OF STEARNS COUNTY By: /s/ Jamie Florek Deputy Sheriff Attorneys for Plaintiff Arena Limited, SPV, LLC Fabyanske, Westra, Hart & Thomson, P.A.

**Suite 1900** Minneapolis, MN 55402

80 South 8th Street

Paul L. Ratelle (#127632)

P-48-6B

### NOTICE OF MORTGAGE FORECLOSURE SALE

that default has occurred in the conditions of the following described mortgage: MORTGAGE:

March 16, 2018 ORIGINAL \$154,700.00

Salzer a single person MORTGAGEE: Mortgage

Electronic Registration Systems, Inc., as mortgagee, as nominee for PrimeLending, a PlainsCapital Company, its successors and assigns DATE AND PLACE OF RECORDING: Recorded: April 5, 2018

Stearns County Recorder Document Number: A1517651 ASSIGNMENTS MORTGAGE: And assigned to: U.S. Bank

National Association Dated: September 18, 2019 Recorded: September 27, 2019

Stearns County Recorder Document Number: A1553424 Transaction Agent: Mortgage Electronic Registration Systems, Inc. Transaction Agent Mortgage

Identification Number: 100053601316417285 Lender/Broker/Mortgage Originator: PrimeLending, a

PlainsCapital Company Residential Mortgage Servicer: U.S. Bank National Association COUNTY WHICH IN PROPERTY IS LOCATED:

Stearns Address: Property Rolling Ridge Rd, Saint Cloud, MN 56303-0640 Tax Parcel ID Number:

82.52629.0223 LEGAL DESCRIPTION OF

PROPERTY: Lot 14, Block 2, Westwood Park, Stearns County, Minnesota

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$199,937.13 pre-foreclosure THAT all

requirements have been complied with; that no action proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part

PURSUANT to the power of sale contained in said mortgage, the above-described property will be sold by the Sheriff of said county as follows: DATE AND TIME OF SALE:

January 22, 2025 at 10:00 AM PLACE OF SALE: County

NOTICE IS HEREBY GIVEN Sheriff's office, Enforcement Center, Courthouse Square, St. Cloud, Minnesota

to pay the debt secured by said mortgage and taxes, if any, on PRINCIPAL said premises and the costs AMOUNT OF MORTGAGE: and disbursements, including attorney fees allowed by law, MORTGAGOR(S): Thomas J subject to redemption within Electronic six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns.

If the Mortgage is not reinstated under Minn. Stat. §580.30 or the property is not redeemed under Minn. Stat. §580.23, the Mortgagor must vacate the property on or before 11:59 p.m. on July 22, 2025, or the next business day if July 22, 2025 falls on a Saturday, Sunday or legal holiday. Mortgagor(s) released from

THIS COMMUNICATION FROM DEBT Α COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. **RIGHT** THE

financial obligation: NONE

VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION. THE TIME ALLOWED BY LAW FOR REDEMPTION

BY THE MORTGAGOR, THE MORTGAGOR'SPERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER **ENTERED** UNDER MINNESOTA STATUTES, SECTION 582.032

DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE

ABANDONED.

MORTGAGEE: U.S. Bank National Association Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite 200 Woodbury, MN 55125 (651) 209-3300 File Number: 050446-F4

H-49-6B

DATED: November 26, 2024

NOTICE IS HEREBY GIVEN COUNTY IN

**PUBLIC NOTICES** NOTICE OF MORTGAGE FORECLOSURE SALE

that default has occurred in PROPERTY IS LOCATED: the debt secured by said THE the conditions of the following Stearns Address: Property Pelican Lake Road, Avon, MN 56310 AMOUNT OF MORTGAGE: 03.01418.0000 LEGAL DESCRIPTION OF L Humphries and Jean D that part of Lot Three (3) of AM Humphries, husband and wife Mortgage to the plat and survey thereof Sheriff's on file and of record in the Enforcement Registration Systems, Inc., as mortgagee, Fairway in and for Stearns County, Minnesota Mortgage Corporation, its successors and AND PLACE OF Hundred Document Number: A1388349 line of said Lot for a distance of or assigns. Recorded: October 14, 2024 Document Number: A1680476 Transaction Agent: Mortgage Registration

Lot to the point of beginning, in 18, 2025 falls on a Saturday, Stearns County, Minnesota. AMOUNT DUE CLAIMED Lender/Broker/Mortgage AS OF DATE OF NOTICE: THIS COMMUNICATION IS \$189,594.62 all THAT pre-foreclosure ATTEMPTING have been COLLECT A DEBT requirements Residential Mortgage Servicer: complied with; that no action or INFORMATION OBTAINED

proceeding has been instituted WILL BE USED FOR THAT

100429600000022069

Originator: BankVista

COUNTY

60.34496.0000

AMOUNT

CLAIMED

\$105,369.38

requirements

THAT

Registration said county as follows:

Stearns

Tax

Residential Mortgage Servicer:

IN

PROPERTY IS LOCATED:

Property Address: 560 Hazel

LEGAL DESCRIPTION OF

PROPERTY: Lot Twenty-eight

(28) and the East Half (E ½

) of Lot Twenty-seven (27),

Block One (1), in Sherwood's

Addition to Kimball Prairie,

AS OF DATE OF NOTICE:

mortgage, or any part thereof;

DUE

have

Stearns County, Minnesota.

Parcel ID Number:

Ave E, Kimball, MN 55353

mortgage, or any part thereof; VERIFICATION OF THE 36549 PURSUANT to the power of DEBT AND IDENTITY OF sale contained in said mortgage, the above-described property PRINCIPAL Tax Parcel ID Number: will be sold by the Sheriff of said county as follows: DATE AND TIME OF SALE: Craig PROPERTY: Lot Two (2) and December 18, 2024 at 10:00 Nod Hill Addition, according PLACE OF SALE: County office, Center, Office of the Register of Deeds Courthouse Square, St. Cloud, Minnesota, and being a part to pay the debt secured by said of Government Lot Two (2) of mortgage and taxes, if any, on Section Eight (8), in Township said premises and the costs Twenty-five and disbursements, including (125) North, of Range Thirty attorney fees allowed by law, (30) West, described as follows: subject to redemption within Commencing at the Northeast six (6) months from the date of corner of said Lot 3; thence said sale by the mortgagor(s), Southwesterly along the East their personal representatives And assigned to: Colonial 25 feet; thence Northwesterly If the Mortgage is not reinstated parallel with the Northerly line under Minn. Stat. §580.30 or of said Lot to shore of Pelican the property is not redeemed Lake; thence Northeasterly under Minn. Stat. §580.23, DATED: October 24, 2024 along shore of Pelican Lake to the Mortgagor must vacate the the Northwest corner of said property on or before 11:59 Lot 3; thence Southeasterly p.m. on June 18, 2025, or along the Northerly line of said the next business day if June

WHICH at law or otherwise to recover PURPOSE

Sunday or legal holiday. AND Mortgagor(s) released TO BE DUE financial obligation: NONE FROM A DEBT COLLECTOR

THE ORIGINAL CREDITOR WITHIN THE PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION. THE TIME ALLOWED BY FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAI REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS A JUDICIAL ORDER ENTERED MINNESOTA STATUTES **SECTION** DETERMINING, **AMONO** OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Savings, F.A. Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite Woodbury, MN 55125 (651) 209-3300

MORTGAGEE: Colonial

H-44-6B

UNDER

PREMISES

PROPERTY

File Number: 055441-F1

THE ORIGINAL CREDITOR

NOT AFFECTED BY THIS

THE

BY

NOTICE OF MORTGAGE FORECLOSURE SALE NOTICE IS HEREBY GIVEN Systems, Inc. DATE AND TIME OF SALE: DEBT AND IDENTITY OF January 08, 2025 at 10:00 AM

Sheriff s

Number:

WHICH

AND

that default has occurred in Transaction Agent Mortgage the conditions of the following Identification described mortgage: DATE OF December 30, 2016 PRINCIPAL ORIGINAL AMOUNT OF MORTGAGE: MidFirst Bank \$121,754.00 MORTGAGOR(S): John G Moen, a married person MORTGAGEE:

Electronic Registration Systems, Inc., as mortgagee, as nominee for BankVista, its successors and assigns DATE AND PLACE RECORDING: Recorded: January 3, 2017

Stearns County Recorder Document Number: A1486356 ASSIGNMENTS MORTGAGE: And assigned to: First Guaranty Mortgage Corporation

Dated: July 17, 2019 Recorded: July 19, 2019 Stearns County Recorder Document Number: A1548196 And assigned to: MidFirst Bank, a Federally Chartered Savings Association Dated: March 23, 2023 Recorded: March 24, Stearns County Recorder Document Number: A1650539

Transaction Agent: Mortgage

**NOTICE OF SHERIFF'S** 

SALE

STATE OF MINNESOTA **COUNTY OF STEARNS** DISTRICT COURT SEVENTH JUDICIAL DISTRICT

Case Type: Foreclosure

Court No: 73-CV-23-9062 Vanderbilt Mortgage and Finance, Inc.,

Plaintiff,

Jay H. Seguin, and all other persons unknown claiming any right, title, estate, interest, or line in the real estate described in the Complaint herein, Defendants.

**NOTICE OF SHERIFF'S** 

SALE **UNDER JUDGMENT AND** DECREE -REAL PROPERTY

NOTICE IS HEREBY GIVEN, that under and by virtue of Judgment made and entered in the above entitled action on the 30th day of May, 2024, by the District Court of Stearns County, Minnesota, Seventh Judicial District, a certified copy of which has been delivered to me directing the sale of the premises hereinafter described, to satisfy the amount found and adjudged due Plaintiff in the above entitled action from Defendant Jay H. Seguin, as prescribed in

the Judgment, the undersigned longing, relating, or pertain-Sheriff of Stearns County will sell at public auction, to the highest bidder, for cash, on the any and all development rights, 16th day of January, 2025, at 10:00 a.m., at 705 Courthouse rights of any nature whatsoever Square, St. Cloud, MN 56303, the premises and real estate lying and being in the County of ter transferred to the Premises) Stearns, State of Minnesota, described in said Judgment to wit: Lot Twenty-eight (28),

Block One (1), Roosevelt of or adjoining the Premises to Place, according to the plat and survey thereof on file and of record in the office of the County Recorder for Stearns County, Minnesota. Commonly referred to

144 30th Avenue North, St. Cloud, Minnesota 56303 (hereinafter the "Premises") together with (i) all buildings and improvements now or hereafter located on the Premises (the "Improvements"); (ii) all of the estate, right, title, claim, or demand of any nature whatsoever of Jay H. Seguin (the "Borrower") either in law or in equity, in possession or expectancy, in and to the Mortgaged Property (as defined below) or any part thereof; (iii) all easements, rights-of-way, gores of land, streets, ways, alleys, passages, sewer rights, waters, water courses, water rights and powers, and all estates, rights, titles, interests, privileges, liberties, tenements, hereditaments, and appurtenances of any nature in the Uniform Commercial whatsoever, in any way be-

MORTGAGE: Lender/Broker/Mortgage Enforcement Center, 807 Courthouse Square, St. Cloud, Minnesota to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including REPRESENTATIVES 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. If the Mortgage is not reinstated under Minn. Stat. §580.30 or the property is not redeemed under Minn. Stat. §580.23, the Mortgagor must vacate the property on or before 11:59 TO BE DUE p.m. on July 08, 2025, or the next business day if July 08, 2025 falls on a Saturday, pre-foreclosure Sunday or legal holiday. been Mortgagor(s) released complied with; that no action or financial obligation: NONE proceeding has been instituted THIS COMMUNICATION IS at law or otherwise to recover FROM A DEBT COLLECTOR the debt secured by said ATTEMPTING COLLECT A DEBT. PURSUANT to the power of INFORMATION OBTAINED sale contained in said mortgage, WILL BE USED FOR THAT the above-described property PURPOSE. will be sold by the Sheriff of THE RIGHT VERIFICATION OF

PLACE OF SALE: County

office,

THE TIME ALLOWED BY FOR REDEMPTION LAW BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAI ASSIGNS, MAY BI REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER **ENTERED** MINNESOTA SECTION DETERMINING, OTHER THINGS, THAT THE MORTGAGED ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS NOT USED IN AGRICULTURAI PRODUCTION, AND ARE ABANDONED.

WITHIN

ACTION.

Law

PROVIDED

DATED: November 17, 2024 MORTGAGEE: MidFirst Bank Wilford, Geske & Cook, P.A Attorneys for Mortgagee 7616 Currell Boulevard, Suite Woodbury, MN 55125 (651) 209-3300

File Number: 055662-F1

sota), superior in lien to the ing to the Mortgaged Property lien of the Mortgage subject of this action; (v) all awards (including, without limitation,

or payments, including inter-

est thereon, and the right to

receive the same, which may nor or hereafter appurtenant to be made in respect to the Mortthe Premises or now or hereafgaged Property, whether from the exercise of right of eminent domain (including transfer and all land lying in the bed of any street, road or avenue, made in the exercise of said opened or proposed, in front right), or for any other injury to or decrease in the value of the center line thereof; (iv) all the Mortgaged Property; (vi) machinery, apparatus, equipall leases and other agreements (other than Ground Leases) ment's, fittings, fixtures and other property of every kind affecting the use or occupanand nature whatsoever owned cy of the Mortgaged Property by the Borrower, or in which now or hereafter entered into the Borrower has or may have (hereafter referred to as the "Leases") and the right to rean interest, now or hereafter located upon the Mortgaged ceive and apply rents, issues, Property, or appurtenance and profits of the Mortgaged thereto, or usable in connec-Property (hereinafter referred to as the "Rents") to the paytion with the future or present ment of obligations; (vii) all operation or occupancy of the Mortgaged Property and all proceeds of any unearned prebuilding equipment, materimiums on any insurance policy als, and supplies or any nature (collectively, referred to herewhatsoever owned by the Borinafter a the "Policies") covrower, or in which the Borrowering the Mortgaged Property, er has or shall have an interest, including without limitation, now or hereafter located upon the right to receive and apply the Mortgaged Property(herethe proceeds of any insurance, inafter collectively referred to judgments, or as the "Equipment"), and the made in lieu thereof, for damage to the Mortgaged Properright, title, and interest of the Borrower in and to any of the ty; (viii) the right, in the name Equipment which may be suband on behalf of the Borrower,

air rights or similar comparable

# NOTICE

ject to any security agreements

(as that term may be defined

Code of the State of Minne-

**Aeration System Notice** An Aeration System causing thin ice located on the northwest side of Sauk Lake in front of Saukinac Campground with thin ice/open water conditions until spring. H-49-1P

STEVE SOYKA SHERIFF OF STEARNS COUNTY, MINNESOTA By: /s/ David Patterson

settlements

Deputy Sheriff P-48-6B

to appear in and defend any

action or proceeding brought

with respect to the Mortgaged

Property and to commence any

action or proceeding brought

with respect to the Mortgaged

Property and to commence any

action or proceeding to pro-

tect the interest of Plaintiff in

the Mortgaged Property; and

(ix) all proceeds of each of the

foregoing (off of the foregoing,

together with the Premises, the

'Mortgaged Property"

Dated: November 21, 2024