

PUBLIC NOTICES

CITY OF SAUK CENTRE
NOTICE OF PUBLIC HEARING
ON THE PROPOSED IMPROVEMENT AND
PRELIMINARY ASSESSMENTS OF PARK LANE,
PARK VIEW DRIVE AND SOUTHERLY 600 FEET OF
PORTION OF HENDRYX STREET
2025.03 STREET IMPROVEMENT PROJECT

Notice is hereby given that the City Council of the City of Sauk Centre, Minnesota, will meet in the Council Chambers at Sauk Centre City Hall, Sauk Centre, Minnesota, at 6:30 P.M. or soon thereafter on April 16, 2025 to consider the construction of the following improvements:

Full Depth Reclamation of Park Lane, Park View Drive and the southerly 600 of Hendryx Street more or less.

The total estimated cost of said improvement is \$175,000.00. The area proposed to be assessed for such improvements are abutting properties on Park Lane, Park View Drive and the southerly 600 feet of Hendryx Street. The Council proposes to proceed under the authority granted by Chapter 429 M.S.A.

Such persons as desire to be heard with reference to the proposed improvements will be heard at this meeting. Written or oral objections will be considered. A reasonable estimate of the impact of the assessments will be available at the meeting.

By Order of the City Council
S/Vicki Willer, City Administrator
H-14-2B

CITY OF SAUK CENTRE
ADVERTISEMENT FOR BIDS
2025 FULL DEPTH RECLAMATION AND OVERLAY

Notice is hereby given that the City of Sauk Centre will accept bids for a reclamation and paving of approximately 10,175 SY of bituminous roadway for its 2025 Street Reclamation Project.

A copy of the work detail map and bid form may be picked up at the City Administrator's Office, 320 Oak St. South, Sauk Centre, MN 56378 or by calling 320-352-2203 or at www.ci.sauk-centre.mn.us

No bidder may withdraw their bid for a period of twenty (20) days after the date set for the bid opening. The City reserves the right to reject any or all bids and waive any irregularity. City also reserves the right to increase or decrease the scope of the project due to budgetary considerations at the same price per unit.

A Bid Bond or Cashiers Check equal to 5% of the bid will be required for this project and shall be submitted with the bid.

Bids will be accepted until May 1, 2024 at 11:00 a.m. at City Hall at which time they will be publicly opened.

By Order of the City Council
s/Vicki M. Willer, City Administrator
H-14-2B

NOTICE OF ANNUAL
MELROSE TOWNSHIP
ROAD TOUR

The Melrose Township Board of Supervisors will conduct the annual Township Road Tour on Thursday, April

24, 2025. Departure time will be at 8:30 AM from the Town Hall. Any changes in the date or time will be posted on the bulletin board at the Town Hall.
Cindy Willman, Clerk
612-280-0595
H-15-1B

PROBATE NOTICE
STATE OF MINNESOTA
COUNTY OF STEARNS
SEVENTH JUDICIAL
DISTRICT
DISTRICT COURT
PROBATE DIVISION
Court File No:
73-PR-25-1928

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

Estate of
DOROTHY JOSEPHINE
RIPKA, ALSO KNOWN AS
DOROTHY RIPKA, AKA
DOROTHY J. RIPKA,

Decedent.

Notice is given that an application for informal probate of the Decedent's will dated APRIL 29, 2013, ("Will"), has been filed with the Registrar. The application has been granted.

Notice is also given that the Registrar has informally appointed Michael Ripka, residing at 3375 Smith Lake Rd Lot 1, Osakis, MN 56360, Richard Ripka, residing at 114 Fairy Lake Rd, Sauk Centre, MN 56378, Mary Kalina, residing at 12601 Bluebird Lane SW, Alexandria, MN 56308 as co-personal representatives of the Estate of the Decedent. Any heir, devisee or other interested person may be entitled to appointment as personal representative or may object to the

appointment of the personal representative. Unless objections are filed with the Court (pursuant to Minnesota Statutes section 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.

Any objections to the probate of the Will or 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 Minnesota Statutes section 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 months after the date of this Notice or the claims will be barred.

A charitable beneficiary may request notice of the probate proceedings be given to the Attorney General pursuant to Minnesota Statutes section 501B.41, subdivision 5.
Dated: March 25, 2025
/s/ Lea Hippe
Registrar

Ann R. Mitchell,
atty for Applicants
MN Reg # 203543
508 Main St. So Ste 5
Sauk Centre, MN 56378
320-352-0250
ann@annmitchell.legal
H-14-2B

NOTICE OF
M O R T G A G E
FORECLOSURE SALE
THE RIGHT TO
VERIFICATION OF THE
DEBT AND IDENTITY
OF THE ORIGINAL
CREDITOR WITHIN THE
TIME PROVIDED BY LAW
IS NOT AFFECTED BY
THIS ACTION.

NOTICE IS HEREBY GIVEN, that default has occurred in the conditions of the following described mortgage:

DATE OF MORTGAGE: December 23, 2016

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$108,787.00

M O R T G A G O R (S) : Zachary P. Callahan, a single man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc.

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.
MIN#: 1003763-0002709310-1

LENDER OR BROKER AND MORTGAGE ORIGINATOR STATED ON THE MORTGAGE: Broker Solutions, Inc. dba New American Funding
SERVICER: New American Funding, LLC

DATE AND PLACE OF FILING: Filed December 27, 2016, Stearns County Recorder, as Document Number A1485700, thereafter modified by Loan Modification Agreement recorded June 11, 2021 as Document Number A1605561

ASSIGNMENTS OF MORTGAGE: Assigned to: Broker Solutions, Inc. d/b/a New American Funding; thereafter assigned to Mortgage Electronic Registration Systems, Inc.; thereafter assigned to Broker Solutions, Inc. d/b/a New American Funding; thereafter assigned to Mortgage Electronic Registration Systems, Inc.; thereafter assigned to Broker Solutions Inc. dba New American Funding; thereafter assigned to Mortgage Electronic Registration Systems, Inc.; thereafter assigned to New

NOTICE OF MORTGAGE FORECLOSURE SALE

American Funding, LLC f/k/a Brokers Solutions, Inc. dba New American Funding
LEGAL DESCRIPTION OF PROPERTY:

The North 66 feet of the South 99 feet of the West 166 feet of Lot 37, of Auditor's Subdivision of W 1/2 of Section 10 and NE 1/4 NE 1/4 of Section 9, Township 126, Range 34, Stearns County, Minnesota

PROPERTY ADDRESS: 731 Ash St S, Sauk Centre, MN 56378

P R O P E R T Y IDENTIFICATION NUMBER: 94.58006.0000

COUNTY IN WHICH PROPERTY IS LOCATED: Stearns

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$114,712.63

THAT all pre-foreclosure requirements have been complied with; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof; 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: March 13, 2025, 10:00AM

PLACE OF SALE: Sheriff's Main Office, Civil Division, Room S136, Law Enforcement Center, 807 Courthouse, St. Cloud, MN 56302

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorneys fees allowed by law, subject to redemption within 6 Months from the date of said sale by the mortgagor(s) the personal representatives or assigns.

TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property, if

NOTICE OF MORTGAGE FORECLOSURE SALE

Identification Number: Not Applicable
Lender/Broker/Mortgage Originator: St. Cloud Financial Credit Union
Residential Mortgage Servicer: Select Portfolio Servicing, Inc.
COUNTY IN WHICH PROPERTY IS LOCATED: Stearns
Property Address: 51 Elm St N, Kimball, MN 55353
Tax Parcel ID Number: 60.34464.0000

LEGAL DESCRIPTION OF PROPERTY: The North 110 feet of Lot Thirteen (13) of Patten's First Addition to Kimball Prairie (now Kimball), according to the plat and survey thereof on file and of record in the Office of the County Recorder in and for Stearns County, Minnesota
AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$201,330.06

THAT all pre-foreclosure requirements have been complied with; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof; 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 29, 2025 at 10:00 AM

PLACE OF SALE: County Sheriff's office, Law 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 attorney fees allowed by law, subject to redemption within six (6) months from the date of said sale by the mortgagor(s),

the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23, is 11:59 p.m. on September 13, 2025, or the next business day if September 13, 2025 falls on a Saturday, Sunday or legal holiday.

"THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES SECTION 582.032 DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN 5 UNITS, ARE NOT PROPERTY USED FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: January 17, 2025
New American Funding, LLC
Assignee of Mortgagee
LOGS Legal Group LLP
Tracy J. Halliday - 034610X
LOGS Legal Group LLP
Attorneys for Mortgagee
1715 Yankee Doodle Road,
Suite 210
Eagan, MN 55121
(952) 831-4060

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR

NOTICE OF
POSTPONEMENT OF
MORTGAGE
FORECLOSURE SALE

The above referenced sale scheduled for March 13, 2025, at 10:00 AM, has been postponed to April 15, 2025, at 10:00 AM, and will be held at sheriff's main address Civil Division, Room S136, Law Enforcement Center, 807 Courthouse, St. Cloud, MN 56302.

Unless the mortgage is reinstated under Minnesota Statute 580.30 or the property is redeemed under Minnesota Statute 580.23 the property must be vacated by October 15, 2025. If this date falls on a Saturday, Sunday or legal

holiday, the date to vacate will be the next business day at 11:59 p.m.

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

Dated: February 26, 2025
New American Funding, LLC
FKA Brokers Solutions, Inc.,
DBA New American Funding
Assignee of Mortgagee
LOGS Legal Group LLP
Tracy J. Halliday - 034610X
LOGS Legal Group LLP
Attorneys for Mortgagee
1715 Yankee Doodle Road,
Suite 210
Eagan, MN 55121
(952) 831-4060
19-110981

NOTICE OF
POSTPONEMENT OF
MORTGAGE
FORECLOSURE SALE

The above referenced sale scheduled for April 15, 2025, at 10:00 AM, has been postponed to May 15, 2025, at 10:00 AM, and will be held at sheriff's main address Civil Division, Room S136, Law Enforcement Center, 807 Courthouse, St. Cloud, MN 56302.

Unless the mortgage is reinstated under Minnesota Statute 580.30 or the property is redeemed under Minnesota Statute 580.23 the property must be vacated by November 15, 2025. If this date falls on a Saturday, Sunday or legal holiday, the date to vacate will be the next business day at 11:59 p.m.

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

Dated: April 3, 2025

New American Funding, LLC
FKA Brokers Solutions, Inc.,
DBA New American Funding
Assignee of Mortgagee
LOGS Legal Group LLP
Tracy J. Halliday - 034610X
LOGS Legal Group LLP
Attorneys for Mortgagee
1715 Yankee Doodle Road,
Suite 210
Eagan, MN 55121
(952) 831-4060
19-110981
H-15-1B

of Citigroup Mortgage Loan Trust 2024-RP1

Wilford, Geske & Cook, P.A.
Attorneys for Mortgagee
7616 Currell Boulevard, Suite 200
Woodbury, MN 55125
(651) 209-3300
File Number: 055613-F1

NOTICE OF
POSTPONEMENT
OF MORTGAGE
FORECLOSURE SALE

The above referenced sale scheduled for January 29, 2025 at 10:00 AM has been postponed to March 4, 2025 at 10:00 AM in the Stearns County Sheriff's office, Law Enforcement Center, 807 Courthouse Square, St. Cloud, Minnesota in said County and State.

DATED: January 2, 2025

MORTGAGEE: U.S. Bank Trust National Association, not in its individual capacity, but solely in its capacity as trustee of Citigroup Mortgage Loan Trust 2024-RP1

NOTICE OF
POSTPONEMENT
OF MORTGAGE
FORECLOSURE SALE

The above referenced sale scheduled for March 4, 2025 at 10:00 AM has been postponed to April 3, 2025 at 10:00 AM in the Stearns County Sheriff's office, Law Enforcement Center, 807 Courthouse Square, St. Cloud, Minnesota in said County and State.

DATED: February 24, 2025

MORTGAGEE: U.S. Bank Trust National Association, not in its individual capacity, but solely in its capacity as trustee of Citigroup Mortgage Loan Trust 2024-RP1

NOTICE OF
POSTPONEMENT
OF MORTGAGE
FORECLOSURE SALE

The above referenced sale scheduled for April 3, 2025 at 10:00 AM has been postponed to May 6, 2025 at 10:00 AM in the Stearns County Sheriff's office, Law Enforcement Center, 807 Courthouse Square, St. Cloud, Minnesota in said County and State.

DATED: April 1, 2025

MORTGAGEE: U.S. Bank Trust National Association, not in its individual capacity, but solely in its capacity as trustee of Citigroup Mortgage Loan Trust 2024-RP1

Wilford, Geske & Cook, P.A.
Attorneys for Mortgagee
7616 Currell Boulevard, Suite 200
Woodbury, MN 55125
(651) 209-3300
File Number: 055613-F1
H-15-1B

PUBLIC NOTICES

NOTICE IS HEREBY GIVEN that default has occurred in the conditions of the following described mortgage: DATE OF MORTGAGE: February 7, 2022 ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$169,100.00 MORTGAGOR(S): Tyler White, a single person MORTGAGEE: Glenwood State Bank DATE AND PLACE OF RECORDING AND DOCUMENT NUMBERS: February 8, 2022, As Document No. A1625905 in the Office of the Stearns County Recorder LEGAL DESCRIPTION: Lots 15, 16, 17, & 18, Block 1, Ille's Addition to Brooten; according to the recorded plat on file and of record in the office of the Stearns County Recorder. COUNTY IN WHICH PROPERTY LOCATED: Stearns County AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$173,173.11 THAT prior to the commencement of this mortgage foreclosure proceeding Mortgagee complied with all notice requirements as required by statute; THAT no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof; 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: Tuesday, May 6, 2025, at 10:00 a.m.

NOTICE OF MORTGAGE FORECLOSURE SALE PLACE OF SALE: STEARNS COUNTY SHERIFF'S OFFICE 807 COURTHOUSE SQUARE ST. CLOUD, MN 56303 to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorney's 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. TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property if the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 or the time for redemption is not reduced by judicial order, is 11:59 p.m. on November 6, 2025. If the foregoing date is a Saturday, Sunday or legal holiday, then the date to vacate is the next business day at 11:59 p.m. AT THE TIME OF THE COMMENCEMENT OF SAID MORTGAGE FORECLOSURE PROCEEDINGS, SAID LANDS WERE NOT AGRICULTURAL LANDS AS DEFINED BY THE MINNESOTA OMNIBUS FARM ACT, LAWS OF 1986, CHAPTER 398. THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL

ORDER IS ENTERED UNDER MINNESOTA STATUTES, SECTION § 582.032, DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OR LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED. THIS IS AN ATTEMPT TO COLLECT A DEBT. THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION. PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT THIS OFFICE IS DEEMED TO BE A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. THIS NOTICE IS REQUIRED BY THE PROVISIONS OF THE FAIR DEBT COLLECTION PRACTICES ACT AND DOES NOT IMPLY THAT WE ARE ATTEMPTING TO COLLECT MONEY FROM ANYONE WHO HAS DISCHARGED THE DEBT UNDER THE BANKRUPTCY LAWS OF THE UNITED STATES. Mortgagors released from financial obligations on mortgage: None. Attached hereto as Exhibit A is the Notice Pursuant to Minn. Stat. §582.041. Pursuant to Minn. Stat. §580.025, the party foreclosing the Mortgage provides the

following information, to the best of its knowledge: (1) Physical Address, City and Zip Code of Mortgage Premises: 421 Western Ave N, Brooten, MN 56316 (2) Transaction Agent, Residential Mortgage Servicer, Lender or Broker: Glenwood State Bank (3) Tax Parcel Identification Number of Mortgaged Premises: 46.28234.0000 & 46.28234.0500 (4) Transaction Agent's Mortgage Identification Number, If Stated On Mortgage: N/A (5) Name of Mortgage Originator, If Stated on Mortgage: N/A Dated this 27th day of February, 2025. Glenwood State Bank, by and through its Attorneys, Scott T. Johnston and Brit D. Brouillard By: /s/ Brit D. Brouillard Scott T. Johnston #52334 Brit D. Brouillard #0402626 Attorneys for Glenwood State Bank 510 22nd Avenue East, Suite 101 PO Box 1218 Alexandria MN 56308-1218 320.762.8814 THIS INSTRUMENT WAS DRAFTED BY: JOHNSTON & BROUILLARD, P.A. BRIT D. BROUILLARD, ATTORNEY AT LAW Easton Place, 510 22nd Avenue East #101 PO Box 1218 Alexandria MN 56308-1218 320-762-8814 H-10-6B

PUBLIC NOTICES

Request for Proposal

Sauk River Watershed District Parking Lot Seal Project

The Sauk River Watershed District is requesting proposals to seal (not chip seal) and stripe the asphalt parking lot at the office located at 642 Lincoln Road, Sauk Centre, MN, 56378. Proposals should include costs for prep work, sealing, repair of 3 cracks, striping and material. Work is to be completed by August 29th, 2025. Map and more information available upon request.

Please submit proposals by mail, in person, or email to: Sauk River Watershed District 642 Lincoln Road Sauk Centre, MN 56378 srwd@srwdmn.org

Proposals shall be received by 4:00 p.m. on April 25th, 2025

Proposals must include: Line-Item Cost estimate Contractor License # Company address Company Phone # Contact Name 3 Customer References.

PH-15-3B

CERTIFICATE OF ASSUMED NAME

Minnesota Statutes Chapter 333

ASSUMED NAME: Uptown Styles by arbor.

PRINCIPAL PLACE OF BUSINESS IS: 33 W MINNESOTA ST STE 101, SAINT JOSEPH, MN 56374 USA.

APPLICANT(S): uptown styles by arbor, LLC., 33 W MINNESOTA ST STE 101, SAINT JOSEPH, MN 56374 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 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/ Susan M. Dege 04/04/2025 H-15-2B

MASONRY

BRICKWORK

CONCRETE

TUCK POINTING

INT/EXT PAINTING

CALL MIKE 320-438-0052

SPECIAL NOTICE: A JUNIOR MORTGAGE LIEN(S) IS RECORDED AGAINST THIS PROPERTY IN FAVOR OF THE UNITED STATES OF AMERICA, ACTING THROUGH THE RURAL HOUSING SERVICE, WHICH MAY SURVIVE THIS FORECLOSURE AS A VALID LIEN, BASED ON A RULING IN SHOW ME STATE PREMIUM HOMES VS. MCDONNELL, 74 F.4TH 911 (8TH CIR. 2023) NOTICE IS HEREBY GIVEN that default has occurred in the conditions of the following described mortgage: DATE OF MORTGAGE: August 30, 2021 ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$196,969.00 MORTGAGOR(S): Kendra L Severson, unmarried woman MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Guaranteed Rate, Inc., its successors and assigns DATE AND PLACE OF RECORDING: Recorded: September 1, 2021 Stearns County Recorder Document Number: A1612993 ASSIGNMENTS OF MORTGAGE: And assigned to: PennyMac Loan Services, LLC Dated: October 17, 2024 Recorded: October 17, 2024 Stearns County Recorder Document Number: A1680675

NOTICE OF MORTGAGE FORECLOSURE SALE Transaction Agent: Mortgage Electronic Registration Systems, Inc. Transaction Agent Mortgage Identification Number: 100196399033645381 Lender/Broker/Mortgage Originator: Guaranteed Rate, Inc. Residential Mortgage Servicer: PennyMac Loan Services, LLC COUNTY IN WHICH PROPERTY IS LOCATED: Stearns Property Address: 41 Oak St, Kimball, MN 55353 Tax Parcel ID Number: 60343190000 LEGAL DESCRIPTION OF PROPERTY: That part of the Southwest Quarter of the Southwest Quarter (SW1/4SW1/4), of Section 2, in Township 121, North, Range 29 West, described as follows, to-wit: Beginning at the NE Corner of Lot 14, of Block 5, in Village of Kimball, Stearns County, Minnesota, thence West 135 feet, thence North 82 1/2 feet, thence East 135 feet, thence South 82 1/2 feet to the place of beginning, Stearns County, Minnesota AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$202,738.77 THAT all pre-foreclosure requirements have been complied with; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said

mortgage, or any part thereof; THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTITY OF THE ORIGINAL CREDITOR WITHIN THE TIME PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION. THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS 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, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED. DATED: April 7, 2025 MORTGAGEE: PennyMac Loan Services, LLC Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite 200 Woodbury, MN 55125 (651) 209-3300 File Number: 055937-F1 H-15-6B

THE TIME ALLOWED BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS 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, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED. DATED: April 7, 2025 MORTGAGEE: PennyMac Loan Services, LLC Wilford, Geske & Cook, P.A. Attorneys for Mortgagee 7616 Currell Boulevard, Suite 200 Woodbury, MN 55125 (651) 209-3300 File Number: 055937-F1 H-15-6B

ADVERTISEMENT FOR BIDS

80' X 90' HANGAR

SAUK CENTRE MUNICIPAL AIRPORT (D39)

24X.136399

FAA AIG 3-27-0156-012-2025

SPA7301-43

CITY OF SAUK CENTRE

SAUK CENTRE, MN

RECEIPT AND OPENING OF PROPOSALS: Proposals for the work described below will be received online through QuestCDN.com until 11:00 am on April 30 at which time the bids will be opened and publicly read online via Microsoft Teams. Please use the link or call-in number/conference ID below to see and/or hear the bid opening results: 1. Microsoft Teams Meeting Link: https://tinyurl.com/sauk-hangar 2. Call: 612-428-8778, Conference ID 618291780# DESCRIPTION OF WORK: The work includes the construction of approximately: REMOVE GARAGE SLAB 1 LS; INSTALL 15" FLARED END SECTION 2 EA; REMOVE ELECTRICAL WIRING 1 LS; INSTALL 15" CMP CULVERT 40 LIN FT; SEAL EXISTING WATER WELL 1 LS; INSTALL WATER WELL 1 LS; REMOVE FLARED END SECTION 2 EA 3" CONCRETE VALLEY GUTTER 135 LIN FT; REMOVE 15" CMP CULVERT 50 LIN FT; L-867 HANDHOLE 4 EA; REMOVE BITUMINOUS PAVEMENT 200 SQ YD; NO. 8 WG, 5kV CABLE, INSTALLED IN DUCT BANK OR CONDUIT 870 LIN FT; COMMON EXCAVATION, P 450 CU YD; NO. 6 AWG, 600V CABLE, INSTALLED IN DUCT BANK OR CONDUIT 220 LIN FT; COMMON BORROW, OFF SITE 490 CU YD; NO. 10 AWG, 600V CABLE, INSTALLED IN DUCT BANK OR CONDUIT 650 LIN FT; SUBGRADE EXCAVATION 45 CU YD; SILT FENCE, TYPE MS 400 LIN FT; SELECT GRANULAR BORROW (CV) 1,400 CU YD SEED MIXTURE 25-131 0.3 ACRE; SUBGRADE PREPARATION 2,000 SQ YD FERTILIZER, TYPE 3 0.3 ACRE; AGGREGATE BASE (CV) CLASS 5 350 CU YD; HYDRAULIC MULCH MATRIX 0.3 ACRE; TYPE SP 12.5 WEARING COURSE MIX (2,B) 110 TON; PAVEMENT MARKINGS, YELLOW 107 LIN FT; TYPE SP

12.5 NON-WEARING COURSE MIX (2,B) 110 TON 80' X 90' HANGAR; COMPLETE DESIGN BUILD PER RFP 1 LS; together with numerous related items of work, all in accordance with Plans and Specifications. This project is subject to Prevailing Wage Rates, Truck Rentals, Disadvantaged Business Enterprise Goals, Targeted Group Business Program Goals, and Veteran-Owned Small Business, Equal Employment Opportunity Provisions, Buy American Iron and Steel Provisions, and Responsible Contractor Certification. COMPLETION OF WORK: All work under the Contract must be complete by 12/01/2025. PLAN HOLDERS LIST, ADDENDUMS AND BID TABULATION: The plan holders list, addendums and bid tabulations will be available for download on-line at www.questcdn.com or www.bolton-menk.com. TO OBTAIN BID DOCUMENTS: Complete digital project bidding documents are available at www.questcdn.com or www.bolton-menk.com. You may view the digital plan documents for free by entering Quest project # 9616499 on the website's Project Search page. Documents may be downloaded for \$50.00. Please contact QuestCDN.com at 952-233-1632 or info@questcdn.com for assistance in free membership registration, viewing, downloading, and working with this digital project information. BID SUBMITTAL: A bid shall be submitted online no later than the date and time prescribed. For this project, the Owner will only be accepting online electronic bids through QuestCDN. To access the electronic bid form, download the project document and click the online bidding button at the top of the advertisement. Prospective bidders must be on the plan holders list through QuestCDN for bids to be accepted. BID SECURITY: A Proposal Bond in the amount of not less than 5 percent of the total amount bid, drawn in favor of City of Sauk Centre shall accompany each bid. OWNER'S RIGHTS RESERVED: The Owner reserves the right to reject any or all bids and to waive any irregularities and informalities therein and to award the Contract to other than the lowest bidder if, in their discretion, the interest of the Owner would be best served thereby. DATED: April 2, 2025 /S/ Vicki Willer/City Administrator Published: Sauk Centre Herald: 04/10/25 H-15-1B

Yes! Please Send me:

☐ 1 Year \$55** ☐ 2 Years \$101* ☐ 3 Years \$149*

☐ Elsewhere in MN *63, 1 year ☐ Out of MN *66, 1 year

*Includes Advertising Section

*In Stearns, Douglas, Todd, Pope and Morrison Counties

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ADDRESS _____

CITY _____

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