

Public Notices

NOTICE OF MORTGAGE FORECLOSURE SALE

THE RIGHT TO VERIFICATION OF THE DEBT AND IDENTIFICATION OF THE ORIGINAL CREDITOR WITHIN THE TIME PERIOD PROVIDED BY LAW IS NOT AFFECTED BY THIS ACTION.

NOTICE IS HEREBY GIVEN: That default has occurred in the conditions of the mortgage dated July 26, 2004, executed by Nelson H. Ridout and Debra J. Nielsen-Ridout fka Debra J. Nielsen, husband and wife, as mortgagors, to TCF National Bank, a national banking association, as mortgagee, recorded in the office of the Registrar of Titles of Le Sueur County, Minnesota, on August 4, 2004, as Document No. 16213, which mortgage conveyed and mortgaged the following described property, which property is registered land, situated in the County of Le Sueur and State of Minnesota, which property has a street address of 600 West Cherry Street, Kasota, Minnesota 56050, and tax identification number 184400090:

Lot Nine (9), Block One (1), Quarry Springs Addition No. 2, according to the plat thereof on file and of record in the office of the County Recorder within and for Le Sueur County, Minnesota

That the original principal amount secured by said mortgage was \$106,200.00; that there has been compliance with any condition precedent to acceleration of the debt secured by said mortgage and foreclosure of said mortgage required by said mortgage, any note secured thereby, or any statute; that no action or proceeding to recover the debt remaining secured by said mortgage is pending, or any part thereof; that there is claimed to be due upon said mortgage and is due thereon at the date of this notice, the sum of \$84,928.25 in principal and interest.

That as a result of the aforesaid default, and by virtue of the power of sale contained in said mortgage, the said mortgage will be foreclosed by the sale of the above described premises with appurtenances, which said sale will be made by the Sheriff of Le Sueur County, Minnesota, at the Le Sueur County Justice

Center, 435 Derrynane Street East, Suite 1100, Le Center, Minnesota, on June 23, 2021, at 1:00 o'clock p.m., at public auction to the highest bidder, to pay the amount then due on said mortgage, together with the costs of foreclosure, including attorneys' fees as allowed by law, in accordance with the provisions of said mortgage. The time allowed by law for redemption by the mortgagors, their personal representatives or assigns, is six (6) months from the date of said sale.

MORTGAGOR(S) RE-LEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: NONE

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.

If the mortgage is not reinstated under Minn. Stat. §580.30 or redeemed under Minn. Stat. §580.23, the mortgagor must vacate the mortgaged property by 11:59 p.m. on December 23, 2021, unless the foreclosure is postponed pursuant to Minn. Stat. §580.07, or the redemption period is reduced to five (5) weeks under Minn. Stat. §582.032.

THIS IS AN ATTEMPT TO COLLECT A DEBT BY A DEBT COLLECTOR. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

DATED: May 6, 2021
TCF National Bank
FOLEY & MANSFIELD,
P.L.L.P.

By: Wyatt S. Partridge
Atty. No. 0391272
Attorneys for Mortgagee
250 Marquette Avenue
Suite 1200
Minneapolis, MN 55401

(Published in The New Prague Times, Thursdays, May 6, 13, 20, 27, June 3 and 10, 2021; No. T652-6-10)

PUBLIC NOTICE

Wheatland Township Special Meeting

Notice is hereby given that a Special Meeting of the Wheatland Township Board will be held on Monday, June 7th, 2021 at 7:30 pm at the Township Hall in Veseli, MN. Purpose of this meeting is to conduct all business that would be done at a normal monthly meeting. All residents of the township are invited to attend. Monthly meeting scheduled for Tuesday, June 8th, is cancelled due to a scheduling conflict.

James Duban, Clerk

(Published in The New Prague Times, Thursday, June 3, 2021; No. T665-6-3)

PUBLIC NOTICE

ORDINANCE NO. 230

CITY OF ELKO NEW MARKET SCOTT COUNTY, MINNESOTA AN ORDINANCE AMENDING CITY OF ELKO NEW MARKET ORDINANCE NO. 224, CONCERNING THE SCHEDULE OF FEES

WHEREAS, the City's fee schedule for 2021 is set forth under City of Elko New Market Ordinance No. 224; and,

WHEREAS, the City has reviewed its park dedication fees and has determined that adjustments in park dedication fees are necessary; and

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ELKO NEW MARKET ORDAINS:

Section 1. City of Elko New Market Ordinance No. 224 is hereby amended to amend the following fees under Land Use Permit Fees (Zoning and Subdivision):

| LAND USE PERMIT FEES (ZONING AND SUBDIVISION) | |
|--|--------------------------------|
| Park Dedication Residential | \$2,000 per dwelling/unit/lot |
| Park Dedication Commercial (excludes industrial) | \$2,800 per acre |
| Park Dedication Non-Residential / Non-Commercial | \$1,000 per acre |
| Park Dedication | 8% of the estimated land value |

Section 2. Effective Date. This Ordinance shall be effective upon its passage and publication by the City Council.

ADOPTED this 27th day of May, 2021, by the City Council for the City of Elko New Market.

CITY OF ELKO NEW MARKET

BY: Joe Julius, Mayor

ATTEST:

Thomas Terry, City Administrator/Clerk

(Published in The New Prague Times, Thursday, June 3, 2021; No. T666-6-3)