

Public Notices

NOTICE OF MORTGAGE FORECLOSURE SALE

NOTICE IS HEREBY GIVEN That default has occurred in conditions of the following described mortgage.

DATE OF MORTGAGE: June 5, 2014

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$43,000.00

MORTGAGOR(S): Melinda Mc-Murphy, a single person

MORTGAGEE: Community First Bank, formerly known as First National Bank of Menahga & Sebekka

DATE AND PLACE OF RECORDING: Recorded June 20, 2014, Wadena County Recorder, Wadena County, Minnesota, Document No. 238740

LEGAL DESCRIPTION OF PROPERTY: Lots Seven (7) and Eight (8) in Block One (1), in Slover and Anderson's Addition to the Townsite of Sebekka

COUNTY IN WHICH PROPERTY IS LOCATED: Wadena Property Address: 302 1st Street Northeast, Sebekka, Minnesota 56477

Tax Parcel ID No.: 19-370-0070

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$35,678.61

That all preforeclosure 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: May 14, 2019, at 10:00 a.m.

PLACE OF SALE: Sheriff's Office, Wadena County Courthouse, 415 Jefferson Street South, Wadena, Minnesota, 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 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 Section 580.30 or the property redeemed under Section 580.23, the time to vacate is 11:59 p.m. on that date.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: None

THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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: March 7, 2019

Community First Bank, formerly First National Bank of Menahga & Sebekka Mortgagee/Assignee of Mortgagee

PEMBERTON LAW, P.L.L.P.

By: MATTHEW S. VAN BRUGGEN #0317561

Attorneys for Mortgagee/Assignee of Mortgagee 7 Colfax Avenue Southwest Wadena, MN 56482 Telephone: 218-631-1400 Loan No. 539486

Review Messenger 3-13,20,27,4-3,10,17c

NOTICE OF MORTGAGE 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: July 3, 2012

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$59,670.00

MORTGAGOR(S): Mark A. Fay, an unmarried man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., a Delaware corporation as nominee for Top Flite Financial, Inc., a Michigan corporation

DATE AND PLACE OF FILING: Recorded on July 16, 2012 as Document Number 233397 in the Office of the County Recorder of Wadena County, Minnesota.

ASSIGNMENTS OF MORTGAGE: Assigned to: Wells Fargo Bank, N.A. by assignment recorded on December 6, 2017 as Document Number 248552 in the Office of the County Recorder of Wadena County, Minnesota.

LEGAL DESCRIPTION OF PROPERTY: Lot 5 and 6 in Merickel's Sunset Addition to Wadena, Minnesota, Wadena County, Minnesota.

STREET ADDRESS OF PROPERTY: 1030 FIR AVE NW, WADENA, MN 56482

COUNTY IN WHICH PROPERTY IS LOCATED: Wadena County, Minnesota.

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$56,026.43

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.

NAME OF MORTGAGE ORIGINATOR: Top Flite Financial, Inc., a Michigan corporation

RESIDENTIAL SERVICER: Wells Fargo Bank, N.A.

TAX PARCEL IDENTIFICATION NUMBER: 22-660-0050

TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER: 100879100000739221

THAT no action or proceeding has been instituted at law to recover the debt then remaining secured by such mortgage, or any part thereof, or, if the action or proceeding has

been instituted, that the same has been discontinued, or that an execution upon the judgment rendered therein has been returned unsatisfied, in whole or in 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: April 9, 2019 at 10:00 AM.

PLACE OF SALE: Wadena County Sheriff's Office, 415 Jefferson Street South, Wadena, Minnesota.

to pay the debt then secured by said mortgage and taxes, if any actually paid by the mortgagee, on the premises and the costs and disbursements allowed by law. The time allowed by law for redemption by said mortgagor(s), their personal representatives or assigns is six (6) months from the date of sale.

TIME AND DATE TO VACATE PROPERTY: Unless said mortgage is reinstated or the property redeemed, or unless the time for redemption is reduced by judicial order, you must vacate the premises by 11:59 p.m. on October 9, 2019.

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.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: None

Dated: February 6, 2019 WELLS FARGO BANK, N.A. Mortgagee

TROTT LAW, P.C.

By: /s/ N. Kibongni Fondungallah, Esq. Samuel R. Coleman, Esq. *Corbin C. Smith, Esq.* Attorneys for Mortgagee 25 Dale Street North St. Paul, MN 55102 (651) 209-9760 (18-0500-FC02)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

Review Messenger 2-13,20,27,3-6,13,20c

cluding attorneys' 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 Section 580.30 or the property redeemed under Section 580.23, the time to vacate is 11:59 p.m. on that date.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: None

THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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: February 13, 2019

Community First Bank, formerly First National Bank of Menahga & Sebekka Mortgagee/Assignee of Mortgagee

PEMBERTON LAW, P.L.L.P.

By: MATTHEW S. VAN BRUGGEN #0317561 Attorneys for Mortgagee/Assignee of Mortgagee 7 Colfax Avenue Southwest Wadena, MN 56482 Telephone: 218-631-1400 Loan No. 547712

Review Messenger 2-27,3-6,13,20,27,4-3c



Veterans Notes

DAVID ANDERSON
Wadena County Veterans Service Officer

R5DC Seeks 50 Veterans for Community Supported Agriculture Program

Region Five Development Commission (R5DC) is seeking 50 veterans who live in rural Minnesota to participate in the Veteran Community Supported Agriculture (VetCSA) program. They are accepting applications to the program from veterans who reside in the counties of Cass, Crow Wing, Morrison, Todd or Wadena. Participating veterans will receive a Community Supported Agriculture (CSA) food package twice per month, for one year at no cost. Cooking demonstrations and classes will be offered monthly by local food experts, chefs and nutrition educators.

The goal of the VetCSA is to improve the overall quality of life for veterans and their families. This initiative delivers healthy foods and gives additional knowledge and skills on how to prepare them. Building a healthy lifestyle creates a positive effect on physical and mental health. The VetCSA also brings veterans, families, growers and communities together.

If you are interested in participating, contact Staci Headley by phone at (218) 894-3233 or via email at sheadley@regionfive.org or contact your appropriate Veterans Service Officer, based on your county of residence.

About Region Five Development Commission

Enhancing the vitality and quality of life in Cass, Crow Wing, Morrison, Todd and Wadena counties is the mission of Region Five Development Commission. Resiliency, inclusion and collaboration are guiding concepts in achieving mutually shared goals that continue to evolve with local municipalities, state, federal agencies,

philanthropic, non-profit and social advocacy agencies. Visit www.regionfive.org to learn more.

Veterans Day on the Hill

Veterans Day on the Hill is a chance for Veterans to talk with their legislators about issues that affect them. This event is open to all Veterans and will be held at the state capitol in St Paul. This year's Veterans Day on the Hill rally will take place Wednesday, March 20, 2019.

Veterans Day on the Hill is hosted by the Minnesota Association of County Veterans Service Officers, the Minnesota Commanders' Task Force, and the United Veterans Legislative Council of Minnesota.

The schedule will be as follows:

- 10:30 a.m. - Free Veterans and supporters pre-rally lunch presented by the Disabled American Veterans of MN at the St. Paul Armory (600 Cedar St.)
- 12:45 p.m. - Veterans March to the Rally, starting from the Veterans Services Building (20 W. 12th Street)
- 1:30-2:30 p.m. - Commanders' Task Force, United Veterans Legislative Council, and Minnesota Association of County Veterans Service Officers present Rally in the Rotunda.

Note all of the above events are held right in the area of the capitol parking is limited and there could be a great deal of walking to attend all of the events.

As always please see your local County Veterans Service Officer if you have any questions. You can contact your local VSO at (218) 631-7617 or by email at david.anderson@co.wadena.mn.us and as always have a great week..

Spring rain, snow melt may cause localized flooding, road closures



Spring rain, melting snow and culverts and catch basins plugged with ice can cause water to back up onto highways. The Minnesota Department of Transportation wants to remind motorists to be watchful for flooded areas as water can rise quickly.

In many areas, ditches are filled with snow and the roadway shoulders have high banks of snow. MnDOT crews have already been working to push back snowbanks and clear catch basins, and will continue working with law enforcement to monitor conditions. If flood-

ing occurs, lanes or other sections of highway may need to be closed with barricades and other traffic control devices.

MnDOT wants to remind all motorists that driving through standing or moving water is dangerous and that it is unlawful to drive through areas where roads are barricaded. Vehicles can be swept away in only several inches of moving water.

For real-time traffic and travel information in Minnesota, visit www.511mn.org or get the free smartphone app at Google Play or the App Store.



LOOK
THE CLASSIFIEDS
HAVE IT!
Looking for a new house?
A good car? An affordable computer? Find just what you need and want, in the classifieds.

THE REVIEW MESSENGER
Menahga – 564-4559 Sebekka – 837-5558



Get Top
Readership
With Your
Ad Placed
Here!

NOTICE OF MORTGAGE FORECLOSURE SALE

NOTICE IS HEREBY GIVEN: That default has occurred in conditions of the following described mortgage.

DATE OF MORTGAGE: January 4, 2016

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$39,200.00

MORTGAGOR(S): LaVonne K. Steinke, single

MORTGAGEE: Community First Bank, formerly known as First National Bank of Menahga & Sebekka

DATE AND PLACE OF RECORDING: Recorded January 11, 2016, Wadena County Recorder, Wadena County, Minnesota, Document No. 243235

LEGAL DESCRIPTION OF PROPERTY: Lot Two (2), Block Three (3), Original Townsite of the City of Sebekka

COUNTY IN WHICH PROPERTY IS LOCATED: Wadena

Property Address: 103 Jefferson Avenue North, Sebekka, Minnesota 56477

Tax Parcel ID No.: 19-330-0210

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$38,461.00

That all preforeclosure 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: April 23, 2019, at 10:00 a.m.

PLACE OF SALE: Sheriffs Office, Wadena County Courthouse, 415 Jefferson Street South, Wadena, Minnesota, to pay the debt secured by said Mortgage and taxes, if any, on said premises and the costs and disbursements, in-

STATE OF MINNESOTA
COUNTY OF WADENA

Case Type: Personal Injury
DISTRICT COURT
SEVENTH JUDICIAL DISTRICT
Court File No.: 80-CV-19-193

Kenneth John Johnson,
Plaintiff,

vs.

Russell Nanik, individually, and d/b/a Nanik Construction, and Blaine Nanik,
Defendants.

SUMMONS

THIS SUMMONS IS DIRECTED TO THE ABOVE-NAMED DEFENDANTS.

1. YOU ARE BEING SUED. The Plaintiff has started a lawsuit against you. The Plaintiff's Complaint against you is attached to this Summons. Do not throw these papers away. They are official papers that affect your rights. You must respond to this lawsuit even though it may not yet be filed with the Court and there may be no court file number on this Summons.

2. YOU MUST REPLY WITHIN 20 DAYS TO PROTECT YOUR RIGHTS. You must give or mail to the person who signed this Summons a written response called an Answer within 20 days of the date on which you received this Summons. You must send a copy of your Answer to the person who signed this Summons located at: Rinke Noonan, Ltd., 1015 West St. Germain Street, Suite 300, P.O. Box 1497, St. Cloud, MN 56302-1497.

3. YOU MUST RESPOND TO EACH CLAIM. The Answer is your written response to the Plaintiff's Complaint. In your Answer you must state whether you agree or disagree with each paragraph of the Complaint. If you believe the Plaintiff should not be given everything asked for in the Complaint, you must say so in your Answer.

4. YOU WILL LOSE YOUR CASE IF YOU DO NOT SEND A WRITTEN RESPONSE TO THE COMPLAINT TO THE PERSON WHO SIGNED THIS SUMMONS.

If you do not Answer within 20 days, you will lose this case. You will not get to tell your side of the story, and the Court may decide against you and award the Plaintiff everything asked for in the Complaint. If you do not want to contest the claims stated in the Complaint, you do not need to respond. A default judgment can then be entered against you for the relief requested in the Complaint.

5. LEGAL ASSISTANCE. You may wish to get legal help from a lawyer. If you do not have a lawyer, the Court Administrator may have information about places where you can get legal assistance. Even if you cannot get legal help, you must still provide a written Answer to protect your rights or you may lose the case.

6. ALTERNATIVE DISPUTE RESOLUTION. The parties may agree to or be ordered to participate in an alternative dispute resolution process under Rule 114 of the Minnesota General Rules of Practice. You must still send your written response to the Complaint even if you expect to use alternative means of resolving this dispute.

Dated: November 19, 2018

RINKE NOONAN
Tonya T. Hinkemeyer (#0312113)
Suite 300 US Bank Plaza Building
P.O. Box 1497
St. Cloud, MN 56302-1497
(320) 251-6700
(320) 656-3500 fax
email:
thinkemeyer@RinkeNoonan.com
Attorneys for Plaintiff

Review Messenger 3-6,13,20c

ROCKWOOD TOWNSHIP

Rockwood Township will hold their regular March meeting on Thursday, March 21, at 6:30 p.m. at Rueben Raatikka's residence.

Rueben Raatikka, Clerk
Rockwood Township

3-13c

MEETING NOTICE

Shell River Township will hold its *Board of Qualifications* meeting on **Tuesday, March 19, at 7:30 p.m.**, at the town hall.

Bonita Newhouse, Clerk
Shell River Township

3-13c

MEETING NOTICE

Paddock Town Board will hold its reorganizational meeting on **TUESDAY, MARCH 19**, at 7:30 p.m., at the town hall and to pay bills and do other legal business that comes before the board.

Jonathan Nevala, Clerk
Paddock Township

3-13c