

Public Notices

**PUBLIC NOTICE
TOWN OF HELENA
SCOTT COUNTY
STATE OF MINNESOTA
NOTICE OF HEARING
ON THE PROPOSED
IMPROVEMENTS TO
MICHELLE STREET
AND STEVENS STREET
NOTICE IS HEREBY**

GIVEN THAT the Town Board of Helena Township, Scott County, Minnesota, will meet at the New Prague Ambulance Conference Room located at 505 5th Avenue NW, New Prague, Minnesota 56071 at 6:30 p.m. on October 11, 2018 to consider a project to repair and improve portions of Michelle Street and Stevens Street, all said improvements located within Helena Township pursuant to Minnesota Statutes, Sections 420.011 to 429.111. The areas proposed to be assessed are all those properties abutting or having access to said roads, all located in Helena Township. The estimated cost of the improvements proposed by Helena Township is \$211,800. A reasonable estimate of the impact of the assessment will be available at the hearing. Such persons as desire to be heard with reference to these proposed improvements will be heard at this meeting.

Dated: September 18, 2018
/s/ DeAnn Croatt
Clerk, Helena Township
(Published in The New Prague Times, Thursdays, September 27 and October 4, 2018; No. T082-10-4)

**PUBLIC NOTICE
TOWN OF HELENA
SCOTT COUNTY
STATE OF MINNESOTA
NOTICE OF HEARING
ON THE PROPOSED
IMPROVEMENTS TO
RAVEN STREET,
LAVONNE STREET AND
PEARL STREET
NOTICE IS HEREBY**

GIVEN THAT the Town Board of Helena Township, Scott County, Minnesota, will meet at the New Prague Ambulance Conference Room located at 505 5th Avenue NW, New Prague, Minnesota 56071 at 8:00 p.m. on October 11, 2018 to consider a project to repair and improve portions of Raven Street, Lavonne Street and Pearl Street, all said improvements located within Helena Township pursuant to Minnesota Statutes, Sections 420.011 to 429.111. The areas proposed to be assessed are all those properties abutting or having access to said roads, all located in Helena Township. The estimated cost of the improvements proposed by Helena Township is \$300,150. A reasonable estimate of the impact of the assessment will be available at the hearing. Such persons as desire to be heard with reference to these proposed improvements will be heard at this meeting.

Dated: September 18, 2018
/s/ DeAnn Croatt
Clerk, Helena Township
(Published in The New Prague Times, Thursdays, September 27 and October 4, 2018; No. T083-10-4)

**PUBLIC NOTICE
NOTICE OF INFORMAL
PROBATE OF WILL AND
INFORMAL
APPOINTMENT OF
PERSONAL
REPRESENTATIVE AND
NOTICE TO CREDITORS
STATE OF MINNESOTA
COUNTY OF LE SUEUR**

DISTRICT COURT
FIRST JUDICIAL DISTRICT
PROBATE DIVISION
Court File No. 40-PR-18-1065
In Re: Estate of
Marilyn Joyce Sawall,
Decedent.

Notice is given that an Application for Informal Probate of Will and Informal Appointment of Personal Representative was filed with the Registrar, along with a Will dated August 6, 1992. The Registrar accepted the application and informally appointed Vicki L. Benson, whose address is 16233 130th Street, McGrath, MN 56350, to serve as the personal representative of the Decedent's estate.

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. Any objection to the appointment of the personal representative must be filed with the Court, and any properly filed objection will be heard by the Court after notice is provided to interested persons of the date of hearing on the objection.

Unless objections are filed, and unless the Court orders otherwise, the personal representative has the full power to administer the estate, including, after thirty (30) days from the issuance of letters testamentary, the power to sell, encumber, lease, or distribute any interest in real estate owned by the Decedent.

Notice is further given that, subject to Minn. Stat. § 524.3-801, all creditors having claims against the Decedent's estate are required to present the claims to the personal representative or to the Court within four (4) months after the date of this notice or the

claims will be barred.
Dated: September 27, 2018
/s/ Joanne Kopet
Registrar
Joanne Kopet
Court Administrator
WORNSON GOGGINS, PC
Christopher E. Morris
MN# 212209
119 East Main Street
New Prague, MN 56071
Telephone: 952-758-4161
Facsimile: 952-758-4085
e-mail:
cmorris@lawyersnp.com
ATTORNEY FOR PERSONAL REPRESENTATIVE

(Published in The New Prague Times, Thursdays, October 4 and 11, 2018; No. T087-10-11)

**School District No. 721
SUMMARY OF REGULAR
SCHOOL BOARD
MEETING
MONDAY, AUGUST 27, 2018
6:00 pm**

Chairperson Schoenbauer called the meeting to order at 6:00 p.m. Roll was taken with Sherry Brooks noted as absent. The Pledge of Allegiance was recited. Motion by Walerius, seconded by Kubes, to approve the agenda. Carried. Motion by Dvorak, seconded by Walerius, to approve the consent agenda. Carried. Board committee reports were given. Superintendent's reports were given. ACTION AND DISCUSSION ITEMS: Superintendent Dittberner gave an update on the progress of the high school roofing project. Motion by Havlicek, seconded by Holden, to approve the memorandum of understanding for the therapy dog. Carried. Motion by Walerius, seconded by Havlicek, to adjourn the meeting at 6:14 p.m. Carried.

A complete copy of the Board Minutes can be obtained in the Superintendent's Office at the District Office.

(Published in The New Prague Times, Thursday, October 4, 2018; No. T085-10-4)

**PUBLIC NOTICE
ORDINANCE NO. 174
CITY OF ELKO NEW MARKET
SCOTT COUNTY, MINNESOTA
AN ORDINANCE AMENDING TITLE 9, CHAPTER 1
CONCERNING WATER RATES FOR IRRIGATION OF
A NEWLY ESTABLISHED LAWN**

THE CITY COUNCIL OF THE CITY OF ELKO NEW MARKET ORDAINS:

SECTION 1. Section 9-1-7 of the Elko New Market City Code is hereby amended to add a new subsection F to read as follows:

F. NEW LAWN IRRIGATION: Within one year following issuance of a certificate of occupancy (or temporary certificate of occupancy) for a newly constructed home, residential properties may be billed at a modified rate structure as provided in the City's fee schedule for the establishment of a new lawn. In order for the modified rate structure to apply, the property owner must submit a notice to the City that new sod will be installed. The modified rate structure will apply for the two billing months following the month that the City receives notice concerning the installation of new sod. The modified rate structure may be applied only once for each residential property following construction of a new home on the property.

Section 2. Effective Date. This ordinance shall take effect on January 1, 2019.

PASSED AND ADOPTED this 27th day of September, 2018, by the City Council of the City of Elko New Market.

CITY OF ELKO NEW MARKET
BY: Robert Crawford, Mayor
ATTEST:
Sandra Green, City Clerk
(Published in The New Prague Times, Thursday, October 4, 2018; No. T088-10-4)

**PUBLIC NOTICE
ORDINANCE NO.175
CITY OF ELKO NEW MARKET
SCOTT COUNTY, MINNESOTA
AN ORDINANCE AMENDING CITY OF ELKO
NEW MARKET ORDINANCE NO. 165,
CONCERNING THE SCHEDULE OF FEES**

WHEREAS, the City's fee schedule for 2018 is set forth under City of Elko New Market Ordinance No.165; and,

WHEREAS, the City desires to amend the fee schedule to provide a modified rate structure for irrigation of newly installed sod to allow increased usage at the lowest tier level for installation of new sod; and

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

Section 1. The Utility Fees section for Domestic Use Customers of City of Elko New Market Ordinance No. 165 is hereby amended by adding the following:

- Modified Rate Structure - Irrigation of newly installed sod**
- Water Usage Rate (Tier One) - Typical Account (0 to 40,000 Gallons/ ERU/ Month) - \$3.41/thousand gallons
 - Water Usage Rate (Tier Two) - Typical Account (40,001 to 50,000 Gallons/ ERU/ Month) - \$9.87/thousand gallons
 - Water Usage Rate (Tier Three) - Typical Account (Over 50,001 Gallons/ ERU/ Month) - \$19.74/thousand gallons

Section 2. Effective Date. This Ordinance shall take effect on January 1, 2019.

ADOPTED this 27th day of September, 2018, by the City Council of the City of Elko New Market.

CITY OF ELKO NEW MARKET
BY: Robert Crawford, Mayor
ATTEST:
Sandra Green, City Clerk
(Published in The New Prague Times, Thursday, October 4, 2018; No. T089-10-4)

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: October 15, 2002

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$127,200.00

MORTGAGOR(S): John R. Kotasek and Michelle L. Kotasek, husband and wife

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., a Delaware corporation, as nominee for Washington Mutual Bank, FA

DATE AND PLACE OF FILING: Recorded on October 21, 2002 and memorialized upon Certificate of Title No. 12456 as Document Number 14495 in the Office of the County Registrar of Titles of Le Sueur County, Minnesota.

ASSIGNMENTS OF MORTGAGE: Assigned to: JPMorgan Chase Bank, National Association by assignment recorded on February 5, 2010 as Document Number 19251 in the Office of the County Registrar of Titles of Le Sueur County, Minnesota; thereafter assigned to Federal National Mortgage Association by assignment recorded on February 8, 2016 as Document Number 22140 in the Office of the County Registrar of Titles of Le Sueur County, Minnesota.

LEGAL DESCRIPTION OF PROPERTY: Lot Four (4), Block One (1), Barony Hill Addition No. 2, to the City of Le Sueur, Le Sueur County, Minnesota.

REGISTERED PROPERTY STREET ADDRESS OF PROPERTY: 138 BARONY RD, LE SUEUR, MN 56058

COUNTY IN WHICH PROPERTY IS LOCATED: Le Sueur County, Minnesota.

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$128,608.08

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.

NAME OF MORTGAGE ORIGINATOR: Washington Mutual Bank, FA

RESIDENTIAL SERVICER: Seterus, Inc.

TAX PARCEL IDENTIFICATION NUMBER: 21.412.0040

TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER: 1000541-3000299264-0

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 dis-

continued, 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: November 28, 2018 at 1:00 PM.

PLACE OF SALE: Le Sueur County Sheriff's Office, 88 South Park Avenue, Le Center, 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. The time allowed by law for redemption by the United States of America or any agency thereof is twelve (12) months from the date of the 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 May 28, 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: September 26, 2018
FEDERAL NATIONAL MORTGAGE ASSOCIATION Mortgagee

THE ACADEMY LAW GROUP, P.A.

By: /s/

Rebecca F. Schiller, Esq.

N. Kibongni Fondungallah, Esq.

Samuel R. Coleman, Esq.

Corbin C. Smith, Esq.

Attorneys for Mortgagee

The Academy Professional Building

25 Dale Street North

St. Paul, MN 55102

(651) 209-9760

(16-1464-FC02)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

(Published in The New Prague Times, Thursdays, October 4, 11, 18, 25, November 1 and 8, 2018; No. T086-11-8)