

Public Notice

(First Date of Pub.: Wed., May 15, 2024)
(Dates of Pub.: Wed., May 15, 2024)

PUBLIC HEARING NOTICE

Notice of Public Hearing – City of Tracy, MN – Ordinance #388
Amending City Code 3.10 Section 9C-To include R-1 as a Special Permit within I-1

PUBLIC NOTICE is given to all persons in the City of Tracy, MN that a public hearing will be held on May 28, 2024 at the City Council Chambers, City Hall at 6:30 p.m., to solicit comments regarding the amendment of City Code 3.10. The amendment is to allow residential as a special permit within an I-1 Zone. Copies of the Proposed Ordinance are available during regular working hours at the office of the City Clerk located at City Hall.

All persons interested are invited to attend this hear and be heard

Jeff Carpenter
City Administrator

(First Date of Pub.: Wed., May 8, 2024)
(Dates of Pub.: Wed., May 8, 15, 22, 2024)

NOTICE TO CONTRACTORS

Sealed Bids will be received until 2:00 p.m. on June 3rd, 2024 in the Auditor/Treasurers Office of the Lyon County Government Center, 607 West Main St., Marshall, MN by Aurora Heard, Lyon County Auditor/Treasurer on behalf of the Board of Commissioners for the following

projects.
SP 042-622-009 Bituminous Overlay
See the Lyon County website, www.lyonco.org, for complete Notice and bid information.
Electronic version of the plans and proposal are available to view/download on our public dashboard at <https://mn-co-lyon.app.rtvision.com/oneoffice>. Look under “Projects in Bidding”.

Aaron VanMoer, P.E.
Lyon County Engineer

(First Date of Pub.: Wed., April 10, 2024)
(Dates of Pub.: Wed., April 10, 17, 24, May 1, 8, 15, 2024)

NOTICE OF MORTGAGE FORECLOSURE SALE

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

DATE OF MORTGAGE: August 21, 2020
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$84,000.00
MORTGAGOR(S): Ardean D. Hanson, a single woman
MORTGAGEE: U.S. Bank National Association
DATE AND PLACE OF RECORDING:
Recorded: August 24, 2020 Lyon County Recorder
Document Number: ER09270
Transaction Agent: Not Applicable
Transaction Agent Mortgage Identification Number: Not Applicable
Lender/Broker/Mortgage Originator: U.S. Bank National Association
Residential Mortgage Servicer: U.S. Bank National Association
COUNTY IN WHICH PROPERTY IS LOCATED: Lyon
Property Address: 337 Center St, Tracy, MN 56175
Tax Parcel ID Number: 31-104084-0
LEGAL DESCRIPTION OF PROPERTY: Lot Five (5) Block Sixteen (16), Second Railroad Addition, City of Tracy, County of Lyon, Minnesota.
Also described as:
Lot Five (5) Block Sixteen (16), Second Railway Addition to the City of Tracy.
AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$87,721.71
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: May 30, 2024 at 10:00 AM
PLACE OF SALE: County Sheriff’s office, in the lobby of the Law Enforcement Center, 611 West Main Street, Marshall, 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), 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 December 02, 2024, or the next business day if December 02, 2024 falls on a Saturday, Sunday or legal holiday.

Mortgagor(s) released from financial obligation: 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: April 2, 2024
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: 054624-F1

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Notice of Public Hearing

Notice is hereby given that the City Council of Tracy will hold a public hearing for a Special Use Permit for property located at 146 Front Street and 106 Front Street. The SUP would allow for the construction of two homes as residential on property zoned industrial. The hearing will be held in the council chambers of the city hall at 6:30 p.m. on Monday, May 28, 2024.

The purpose of this public meeting is to allow for public input as to the proposed SUP on the part of local citizens and any other interested parties, governmental agencies, or groups. All persons interested are invited to appear and express their views.

Jeff Carpenter
City Clerk

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SERIOUS ONLY REPLY. Call (704) 602-3035 ask for Accounting Dept.



(First Date of Pub.: Wed.: May 15, 2024)
(Dates of Pub.: Wed., May 15, 22, 2024)

STATE OF MINNESOTA
COUNTY OF LYON
DISTRICT COURT
FIFTH JUDICIAL DISTRICT
Court File No. 42-PR-24-446

In Re: Estate of Roger Eugene Kiihn, Decedent.

NOTICE OF INFORMAL PORBATE OF WILL AND ORDER OF INFORMAL APPOINTMENT OF PERSONAL REPRESENTATIVE AND NOTICE TO CREDITORS

Notice is given that an Application for Informal Probate of Will dated March 23, 2024, has been filed with the Registrar. The application has been granted. Notice is also given that the Registrar has informally appointed Penny Wyffels, whose address is 3765 230th Avenue, Cottonwood, MN 56229 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: May 7, 2024
/s/ Tricia Zimmer
Judge

Lynn A. Johnson

Attorney for Applicant/Petitioner
2548 Broadway Avenue
PO Box 217
Slayton, Minnesota 56172
Atty Reg. No. 0264246
507-836-6757

Professional Directory


STEPHENS Funeral Service
Tracy Area Funeral Home
1155 Morgan St. • Tracy, MN • 507-629-4680
Nathan & Valerie Stephens, owners

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Quinn M. Horvath, Owner/Funeral Director

Michael R. Thomas D.D.S. & Associates
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These are a few topics that affect your family and your local government officials are required to publish this information in the local newspaper.

Your local newspaper fulfills an essential role in serving your right to know. After all, it shouldn’t be your responsibility to know how to look...where to look...when to look...and even what to look for in order to be informed about public information. It is the government’s responsibility to notify you of public information, and your local newspaper is the most accessible place to find it.

PUBLIC NOTICES IN NEWSPAPERS.
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