


Classifieds

Place your ad today!
Call (218) 285-7411

ONLINE ADS

All of our classified ads are placed on our website,
www.ifallsjournal.com and can be searched by category

Wheel Deals9909



Ditch Witch 410S.X. Cable Plow
Dual wheels, boring capabilities. Diesel Machine. Has 790 hrs, very nice condition. Ready to work.
\$6,500
218-324-0159

Automobiles9911

1965 Dodge Dart, white with red interior, original paint and upholstery, no rust, \$3,000 o.b.o. 283-3282. Leave message.

1994 Ford Escort station wagon. 79K miles, automatic, recent tires and brakes. 1,700 o.b.o. Call 286-0912 after 5pm.

Sport Util Vehicles 9914

2005 Ford Escape Limited. Heated leather seats, sunroof, Mach 300 Stereo, AWD, 123k miles. Asking \$9,000. 218-240-0035.

Sport Util Vehicles 9914

2007 Chevy Tahoe 4x4 fully loaded, sunroof, DVD, 6-disc CD, 3rd-row seating, excellent condition, 95,000 miles. \$20,500 o.b.o. Can be seen @Brown's Corner. 285-7016 or 324-1430.

For Sale: Various parts for a 1981 Jeep CJ5. Parts include complete drive train with only 60,000 actual miles, front folding windshield, grill, hood, soft top, doors soft and hard, hard top, dash with instrument cluster, etc. Inquire by calling 218-285-9120 after 4pm. 285-9120.

Trucks/Trailers 9917

1993 Ford 150 \$1100. 216,000 miles, good shape, runs well. Call James 218-324-1451.

Auto Accessories 9927

Four Konig custom 15" wheels &tires. Will fit: Escort, Mazda, Honda, VW. Must see to appreciate! \$750. Call 286-0912 after 5pm.

Boats/Motors 9933

1969 fiberglass boat with trailer, 60 horse moter, \$200. Needs patch work, leaks, runs well. Call James 218-324-1451.

Boats/Motors 9933

1994 Sumerset Houseboat, 73x16 all aluminum wide body houseboat. Moored at Rainy Lake houseboats, International Falls, Mn. For pictures and information check it out at Boat Trader BOAT Ad ID: 355811http://www.boattrader.com/listing/1994-SUMERSET-HOUSE-BOAT-Houseboats-355811, \$80,000. Call 928-783-1699.

Boats/Motors 9933

1996 Honda Goldwing GL 1500 Aspen-cade w/floorboards, am-fm stereo, reverse, trailer hitch, and much more, too much bike for me, \$4,400. 218-286-5843.

Recreational Vehicles 9942

2002 Honda 350 \$1200. Runs well, needs seat repair and could use better tires. Call James 218-324-1451.

2005 John Deere Buck, Great condition. Low Miles. Plowing package included. \$3,600. 218-240-0035.

Public Notices

Public Notice

NOTICE OF MORTGAGE FORECLOSURE SALE

DATE: June 26, 2013

YOU ARE NOTIFIED that default has occurred in the conditions of the following described Mortgage:

INFORMATION REGARDING MORTGAGE TO BE FORECLOSED

1. Date of Mortgage: April 11, 2011

2. Mortgagors: Paula J. Anderson, a/k/a Paula Correia, wife, and Anthony R. Anderson, husband

3. Mortgagees: Border State Bank

4. Recording Information: Recorded on April 13, 2011 as Document Number 271451 in the Office of the County Recorder of Koochiching County, Minnesota.

5. Assignments of Mortgage, if any: none

INFORMATION REGARDING MORTGAGED PREMISES

6. Tax parcel identification number of the mortgaged premises: 92-007-82060 and 92-016-02041

7. Legal description of the mortgaged premises:

Tract 1: Lots 6, 7, and 8, Block 82, International Falls
Tract 2: Lot 2-4-B, Auditor's Plat No. 25, f/k/a Hadler and Linsten's Addition to International Falls; also described as Lot 4-B, Block 2, Auditor's Plat 25

8. The physical street address, city, and zip code of the mortgaged premises:

Tract 1: 809 8th St., International Falls, MN 56649
Tract 2: 1114 7th Ave., International Falls, MN 56649

OTHER FORECLOSURE DATA

9. The person holding the Mortgage: is a transaction agent, as defined by Minn. Stat. 58.02, subd. 30.
The name(s) of the transaction agent, residential mortgage servicer, and the lender or broker, as defined in Minn. Stat. 58.02, is Border State Bank.

The transaction agent's mortgage identification number, if stated on the Mortgage, is: not stated

10. If stated on the Mortgage, the name of the mortgage originator, as defined in Minn. Stat. 58.02, is Border State Bank.

INFORMATION REGARDING FORECLOSURE

11. The requisites of Minn. Stat. 580.02 have been satisfied.

12. The original principal amount secured by the Mortgage was \$65,858.61.

13. At the date of this notice the amount due on the Mortgage, including taxes, if any, paid by the holder of the Mortgage, is: \$64,554.30.

14. Pursuant to the power of sale in the Mortgage, the Mortgage will be foreclosed, and the mortgaged premises will be sold by the Sheriff of Koochiching County, Minnesota, at public auction on August 8, 2013, 10:00 a.m., at Koochiching County Sheriff's Office, 715 4th St., International Falls, MN 56649.

15. The time allowed by law for redemption by Mortgagor or Mortgagor's personal representatives or assigns is six months after the date of sale.

16. Minn. Stat. 580.04(b) provides, "If the real estate is an owner-occupied, single-family dwelling, the notice must also specify the date on or before which the mortgagor must vacate the property if the mortgage is not reinstated under section 580.30 or the property redeemed under section 580.23." If this statute applies, the time to vacate the property is 11:59 p.m. on February 8, 2014.

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.

Name and address of Attorney for Mortgagee or Mortgage Assignee:

Nora L. Crumpton
Anderson Law Offices, P.A.
P.O. Box 430
Warroad, MN 56763
(218) 386-1040

Name of Mortgagee or Mortgage Assignee: Border State Bank

The Journal

June 26th, & July 3rd, 10th, 17th, 24th, 31st, 2013

NOTICE OF MORTGAGE FORECLOSURE SALE

DATE: June 26, 2013

YOU ARE NOTIFIED that default has occurred in the conditions of the following described Mortgage:

INFORMATION REGARDING MORTGAGE TO BE FORECLOSED

1. Date of Mortgage: May 24, 2004, and subsequent modifications

2. Mortgagors: Paula J. Correia, n/k/a Paula J. Anderson, and Anthony Anderson

3. Mortgagees: Border State Bank of International Falls

4. Recording Information: Recorded on May 25, 2004 as Document Number 248032 in the Office of the County Recorder of Koochiching County, Minnesota.

5. Assignments of Mortgage, if any: none

INFORMATION REGARDING MORTGAGED PREMISES

6. Tax parcel identification number of the mortgaged premises: 92-007-82060

7. Legal description of the mortgaged premises: Lots 6, 7, and 8, Block 82, International Falls

8. The physical street address, city, and zip code of the mortgaged premises: 809 8th St., International Falls, MN 56649

OTHER FORECLOSURE DATA

9. The person holding the Mortgage: is a transaction agent, as defined by Minn. Stat. 58.02, subd. 30.
The name(s) of the transaction agent, residential mortgage servicer, and the lender or broker, as defined in Minn. Stat. 58.02, is Border State Bank.

The transaction agent's mortgage identification number, if stated on the Mortgage, is: not stated

10. If stated on the Mortgage, the name of the mortgage originator, as defined in Minn. Stat. 58.02, is Border State Bank.

INFORMATION REGARDING FORECLOSURE

11. The requisites of Minn. Stat. 580.02 have been satisfied.

12. The original principal amount secured by the Mortgage was \$62,700.18.

13. At the date of this notice the amount due on the Mortgage, including taxes, if any, paid by the holder of the Mortgage, is: \$55,316.42.

NOTICE OF MORTGAGE FORECLOSURE SALE

DATE: June 26, 2013

YOU ARE NOTIFIED that default has occurred in the conditions of the following described Mortgage:

INFORMATION REGARDING MORTGAGE TO BE FORECLOSED

1. Date of Mortgage: May 24, 2004, and subsequent modifications

2. Mortgagors: Paula J. Correia, n/k/a Paula J. Anderson, and Anthony Anderson

3. Mortgagees: Border State Bank of International Falls

4. Recording Information: Recorded on May 25, 2004 as Document Number 248032 in the Office of the County Recorder of Koochiching County, Minnesota.

5. Assignments of Mortgage, if any: none

INFORMATION REGARDING MORTGAGED PREMISES

6. Tax parcel identification number of the mortgaged premises: 92-007-82060

7. Legal description of the mortgaged premises: Lots 6, 7, and 8, Block 82, International Falls

8. The physical street address, city, and zip code of the mortgaged premises: 809 8th St., International Falls, MN 56649

OTHER FORECLOSURE DATA

9. The person holding the Mortgage: is a transaction agent, as defined by Minn. Stat. 58.02, subd. 30.
The name(s) of the transaction agent, residential mortgage servicer, and the lender or broker, as defined in Minn. Stat. 58.02, is Border State Bank.

The transaction agent's mortgage identification number, if stated on the Mortgage, is: not stated

10. If stated on the Mortgage, the name of the mortgage originator, as defined in Minn. Stat. 58.02, is Border State Bank.

INFORMATION REGARDING FORECLOSURE

11. The requisites of Minn. Stat. 580.02 have been satisfied.

12. The original principal amount secured by the Mortgage was \$ 62,700.18.

13. At the date of this notice the amount due on the Mortgage, including taxes, if any, paid by the holder of the Mortgage, is: \$55,316.42.

14. Pursuant to the power of sale in the Mortgage, the Mortgage will be foreclosed, and the mortgaged premises will be sold by the Sheriff of Koochiching County, Minnesota, at public auction on August 8, 2013, 10:00 a.m., at Koochiching County Sheriff's Office, 715 4th St., International Falls, MN 56649.

15. The time allowed by law for redemption by Mortgagor or Mortgagor's personal representatives or assigns is six months after the date of sale.

16. Minn. Stat. 580.04(b) provides, "If the real estate is an owner-occupied, single-family dwelling, the notice must also specify the date on or before which the mortgagor must vacate the property if the mortgage is not reinstated under section 580.30 or the property redeemed under section 580.23." If this statute applies, the time to vacate the property is 11:59 p.m. on February 8, 2014.

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.

Name and address of Attorney for Mortgagee or Mortgage Assignee:

Nora L. Crumpton
Anderson Law Offices, P.A.
P.O. Box 430
Warroad, MN 56763
(218) 386-1040

Name of Mortgagee or Mortgage Assignee: Border State Bank

The Journal

June 26th, & July 3rd, 10th, 17th, 24th, 31st, 2013

Public Notice

Koochiching County, MN
S.A.P. 036-599-011
S.A.P. 036-606-010
CLOSING DATE: Thursday, August 8, 2013 2:00 p.m.

ADVERTISEMENT FOR BIDS-
BIDS CLOSE THURSDAY, AUGUST 8, 2013

NOTICE TO CONTRACTORS - Sealed proposals will be received by the Board of County Commissioners of Koochiching County, Int'l Falls, Minnesota until 2:00 p.m. on Thursday, August 8, 2013 at the office of the County Auditor/Treasurer in the Courthouse 715 4th Street Int'l Falls, Minnesota, 56649 at which time they will be opened and read publicly for the following:
STATE AID PROJECT NO. SAP 036-606-010, 036-599-011

LOCATION: CSAH 6 Bridge, 5 mi E of Mizpah, UT11 Bridge, 3.7 mi. W of Ray

TYPE OF WORK: Bridge and Approach Grading
SAP 036-599-011, UT 11, Replace Timber Bridge with 1 Line - 16'x 6'x 40' Concrete Box Culvert
SAP 036-606-010, CSAH 6, Replace Timber Bridge with 3 Lines - 154'x 97"x 54 " Concrete Arch Pipe Culvert

LENGTH: appx.100 Feet along CSAH 6, appx. 200 Feet along UT 11

Proposals, Plans and Specifications are available at: Koochiching County Highway Department, 715 4th Street, International Falls, MN 56649 Cost of one set of plans and proposals is \$75 (Minnesota State Sales Tax Included). There is no cost for electronic plans & specs, they are at http://egram.co.koochiching.mn.us or call 218-283-1106. Bids must be accompanied by a certified check or bidders bond made payable to the Treasurer of Koochiching County in an amount not less than 5% of the total bid. All above work shall be tied together such that only one Contract will be awarded.

Bids shall be plainly marked on the exterior of the containing envelope

"2013 Box Culverts, Letting Date, August 8th, 2013".

The County Board reserves the right to reject any or all bids, to waive any irregularities and informalities therein and to award the contract to the best interests of the County.

Dated at Int'l Falls , MN this 5th day of July, 2013.

Joseph Sutherland
Koochiching County Engineer

The Journal

July 10th, 17th, 24th, 31st, & August 7th, 2013

Public Notice

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 conditions of the following described mortgage:
DATE OF MORTGAGE: June 30, 2010
MORTGAGOR: Catherine L Nelson, a single person.
MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for Bremer Bank, National Association
DATE AND PLACE OF RECORDING: Recorded July 1, 2010 Koochiching County Recorder, Document No. A000269091.
ASSIGNMENTS OF MORTGAGE: Assigned to: U.S. Bank National Association. Dated May 17, 2013 Recorded May 29, 2013, as Document No. A000277807.

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc. TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER ON MORTGAGE: 100073982206659392
LENDER OR BROKER AND MORTGAGE ORIGINATOR STATED ON MORTGAGE: Bremer Bank, National Association
RESIDENTIAL MORTGAGE SERVICER: U.S. Bank Home Mortgage, a division of U.S. Bank National Association
MORTGAGED PROPERTY ADDRESS: 610 4th Avenue, International Falls, MN 56649
TAX PARCEL I.D. #: 9200760110
LEGAL DESCRIPTION OF PROPERTY: South 35 feet of lots 11 & 12, Block 60, International Falls
COUNTY IN WHICH PROPERTY IS LOCATED: Koochiching
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$16,750.00
AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$16,298.30
That prior to the commencement of this mortgage foreclosure proceeding Mortgagee/Assignee of 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: September 12, 2013 at 10:00 AM
PLACE OF SALE: Sheriff's Office, Law Enforcement Center, International Falls, MN
to pay the debt then 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 unless reduced to Five (5) weeks under MN Stat. §580.07.

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 is 11:59 p.m. on March 12, 2014, unless that date falls on a weekend or legal holiday, in which case it is the next weekday, and unless the redemption period is reduced to 5 weeks under MN Stat. Secs. 580.07 or 582.032.

MORTGAGOR(S) RELEASED 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."

Dated: July 3, 2013

U.S. Bank National Association
Mortgagee/Assignee of Mortgagee

USSET, WEINGARDEN AND LIEBO, P.L.L.P.
Attorneys for Mortgagee/Assignee of Mortgagee
4500 Park Glen Road #300
Minneapolis, MN 55416
(952) 925-6888
19 - 13-002774 FC

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR

The Journal

July 24th, 31st, & August 7th, 14th, 21st, 28th, 2013

Public Notice

NOTICE OF MORTGAGE FORECLOSURE SALE

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

DATE OF MORTGAGE: May 06, 2008

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$114,680.00

MORTGAGOR(S): Jacqueline M Swanson, a single person

MORTGAGEE: Mortgage Electronic Registration Systems, Inc. as nominee for E-Loan, Inc., its successors and/or assigns

DATE AND PLACE OF RECORDING: Recorded: May 20, 2008 Koochiching County Recorder
Document Number: A000262592

ASSIGNMENTS OF MORTGAGE: And assigned to: BANK OF AMERICA, N.A.
Dated: September 24, 2012
Recorded: October 02, 2012
Koochiching County Recorder
Document Number: A000275722

Transaction Agent: Mortgage Electronic Registration Systems, Inc. Transaction Agent Mortgage Identification Number: 100039610014545676
Lender or Broker: E-Loan, Inc. Residential Mortgage Servicer: Bank of America, N.A.
Mortgage Originator: Not Applicable

COUNTY IN WHICH PROPERTY IS LOCATED: Koochiching
Property Address: 1017 Riverside Dr, International Falls, MN 56649-2245
Tax Parcel ID Number: 92-006-47020

LEGAL DESCRIPTION OF PROPERTY: Lot 2, Block 47, Amended Plat of Blocks 37, 38, 43 To 48 Inclusive, 97 and 51 of International Falls

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$112,826.56

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 23, 2013 at 10:00 AM

PLACE OF SALE: Sheriff's Main Office, Law Enforcement Center, Courthouse Annex, International Falls, 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 Mortgagee must vacate the property on or before 11:59 p.m. on November 25, 2013, or the next business day if November 25, 2013 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.

DATED: April 10, 2013
ASSIGNEE OF MORTGAGEE: BANK OF AMERICA, N.A.

Wilford, Geske & Cook P.A.
Attorneys for Assignee of Mortgagee
8425 Seasons Parkway, Suite 105
Woodbury, MN 55125-4393
(651) 209-3300

File Number: 027148F01

NOTICE OF POSTPONEMENT OF MORTGAGE FORECLOSURE SALE

The above referenced sale scheduled for May 23, 2013 at 10:00 AM has been postponed to June 25, 2013 at 10:00 AM in the Sheriff's Main Office, Law Enforcement Center, Courthouse Annex, International Falls, Minnesota in said County and State.

DATED: May 13, 2013
ASSIGNEE OF MORTGAGEE: BANK OF AMERICA, N.A.

NOTICE OF POSTPONEMENT OF MORTGAGE FORECLOSURE SALE

The above referenced sale scheduled for June 25, 2013 at 10:00 AM has been postponed to July 30, 2013 at 10:00 AM in the Sheriff's Main Office, Law Enforcement Center, Courthouse Annex, International Falls, Minnesota in said County and State.

DATED: May 24, 2013
ASSIGNEE OF MORTGAGEE: BANK OF AMERICA, N.A.

NOTICE OF POSTPONEMENT OF MORTGAGE FORECLOSURE SALE

The above referenced sale scheduled for July 30, 2013 at 10:00 AM has been postponed to August 29, 2013 at 10:00 AM in the Sheriff's Main Office, Law Enforcement Center, Courthouse Annex, International Falls, Minnesota in said County and State.

DATED: June 27, 2013
ASSIGNEE OF MORTGAGEE: BANK OF AMERICA, N.A.

Wilford, Geske & Cook P.A.
Attorneys for Assignee Of Mortgagee:
Lawrence A. Wilford
James A. Geske
8425 Seasons Parkway, Suite 105
Woodbury, MN 55125-4393
(651) 209-3300

File Number: 027148F01

The Journal

July 31st, 2013