

**Publication Date:**  
**Wednesday,**  
**March 25, 2026**  
**NOTICE OF MORTGAGE**  
**FORECLOSURE SALE**  
DATE: March 18, 2026  
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:  
January 20, 2012  
2. Mortgagors:  
David C. Mitchell and  
Tiffany L. Mitchell  
3. Mortgagees:  
Habitat for Humanity -  
Winona County, n/k/a  
Habitat for Humanity  
Serving Winona County  
4. Recording Information:  
Recorded on January  
20, 2012, as Document  
Number 560968 in the  
Office of the County  
Recorder of Winona  
County, Minnesota  
5. Assignments of  
Mortgage, if any:  
(a) mortgage assigned to  
Habitat for Humanity of  
Minnesota, Inc. on June  
12, 2013 and recorded in  
the Office of the Winona  
County Recorder on June  
20, 2013 as Document  
Number 574551; and  
(b) mortgage assigned to  
Habitat for Humanity  
Serving Winona County  
on March 15, 2023 and  
recorded in the Office of the  
Winona County Recorder  
on April 5, 2024 as  
Document Number 654046.

**INFORMATION**  
**REGARDING**  
**MORTGAGED PREMISES**

6. Tax parcel identification  
number of the mortgaged  
premises:  
32.200.5390  
7. Legal description of the  
mortgaged premises:  
South One-Half (S 1/2)  
of Lot Eight (8) in Block  
Forty-two (42) of Hamilton's  
Addition to the City of  
Winona, Winona County,  
Minnesota.  
Check here if all or part of  
the described real property  
is Registered (Torrens)  
8. The physical street  
address, city, and zip code  
of the mortgaged premises:

269 Chatfield St., Winona,  
MN 55987

**OTHER FORECLOSURE**  
**DATA**

9. The person holding the  
Mortgage: [check one]  
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/are [...].  
The transaction agent's  
mortgage identification  
number, if stated on the  
Mortgage, is [...].

is not a transaction agent,  
as defined by Minn. Stat.  
58.02, subd. 30.

The name(s) of the  
residential mortgage  
servicer and the lender or  
broker, as defined in Minn.  
Stat. 58.02, is Habitat for  
Humanity Serving Winona,  
f/k/a Habitat for Humanity -  
Winona County

10. If stated on the  
Mortgage, the name of  
the mortgage originator,  
as defined in Minn. Stat.  
58.02, is Habitat for  
Humanity - Winona County.

**INFORMATION**  
**REGARDING**  
**FORECLOSURE**

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

12. The original principal  
amount secured by the  
Mortgage was \$ 123,800.00

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  
\$70,839.14.

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  
Winona County, Minnesota,  
at public auction on May  
14, 2026, at 10:00 a.m.,  
at the Main Lobby of  
the Winona County Law  
Enforcement Center, 201  
West Third Street, Winona,  
Minnesota 55987.

15. The time allowed by  
law for redemption by  
Mortgagor or Mortgagor's  
personal representatives or

assigns is twelve 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 May 14, 2027.

**THE TIME ALLOWED BY**  
**LAW FOR REDEMPTION**  
**BY THE MORTGAGOR,**  
**THE MORTGAGOR'S**  
**P E R S O N A L**  
**R E P R E S E N T A T I V E S**  
**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:  
Lee Ann Riehle  
Streater & Murphy, P.A.  
111 Riverfront, Suite 301  
P.O. Box 310  
Winona, MN 55987  
Name of Mortgagee or  
Mortgage Assignee: Habitat  
for Humanity Serving  
Winona County  
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