

# PUBLIC NOTICES

continued from previous page

James J. Pauly, Esq.  
Brian F. Kidwell, Esq.  
Steven R. Pennock, Esq.  
Attorneys for Mortgagee  
25 North Dale Street  
St. Paul, MN 55102-2227  
(651) 209-9760  
(G2011)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA**  
Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises  
8275 Benwood Circle, Chanhassen, MN 55317

(2) Transaction Agent  
The Prime Financial Group, Inc., a Michigan corporation  
(3) Name of Mortgage Originator (Lender)  
The Prime Financial Group, Inc., a Michigan corporation

(4) Residential Servicer  
HSBC NY - 1-888-648-3124  
(5) Tax Parcel Identification Number 25-4700160

(6) Transaction Agent's Mortgage ID Number (MERS number) (Published in the Chaska Herald on Thursday, February 16, 23 and March 1, 8, 15, 22, 2012; No. 6950)

**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: January 27, 2005

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$174,000.00

MORTGAGOR(S): Dennis W. McKeever and Joan L. McKeever, husband and wife

MORTGAGEE: Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING: Filed February 23, 2005, Carver County Recorder; Document No. A-408364

ASSIGNMENTS OF MORTGAGE: Assigned to: none  
LEGAL DESCRIPTION OF PROPERTY: Lot 4, Block 4, Riverwoods

STREET ADDRESS OF PROPERTY: 860 Matthew Drive, Chaska, MN 55318-2260

COUNTY IN WHICH PROPERTY IS LOCATED: Carver County, Minnesota

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$153,783.82

That no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes;

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 5, 2012 at 10:00 a.m.

PLACE OF SALE: Carver County Sheriff's office, North Main Entrance of the Carver County Justice Center, Main Lobby, 606 East Fourth Street, Chaska, 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.

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 5, 2012.

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: February 8, 2012

WELLS FARGO BANK, N.A. Mortgagee

REITER & SCHILLER, P.A.

Rebecca F. Schiller, Esq.

Sarah J.B. Adam, Esq.

N. Kibongni Fondungallah, Esq.

James J. Pauly, Esq.

Brian F. Kidwell, Esq.

Steven R. Pennock, Esq.

Attorneys for Mortgagee

25 North Dale Street

St. Paul, MN 55102-2227

(651) 209-9760

(E7171)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA**

Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises

860 Matthew Drive, Chaska, MN 55318-2260

(2) Transaction Agent

Wells Fargo Bank, N.A.

(3) Name of Mortgage Originator (Lender)

Wells Fargo Bank, N.A.

(4) Residential Servicer

Wells Fargo (800) 416-1472

(5) Tax Parcel Identification Number 30.5570160

(6) Transaction Agent's Mortgage ID Number (MERS number) none

(Published in the Chaska Herald on Thursday, February 16, 23 and March 1, 8, 15, 22, 2012; No. 6952)

**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: August 10, 2005

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$151,200.00

MORTGAGOR(S): Grahame A. Beresford and Aubben R. Beresford, husband and wife

MORTGAGEE: Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING: Filed August 19, 2005, Carver County Recorder; Document No. A421649

ASSIGNMENTS OF MORTGAGE: Assigned to: none

LEGAL DESCRIPTION OF PROPERTY: Lot 2, Block 2, Sauter Addition

STREET ADDRESS OF PROPERTY: 407 Adams Avenue S, Cologne, MN 55322

COUNTY IN WHICH PROPERTY IS LOCATED: Carver County, Minnesota

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$168,992.13

That no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes;

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 3, 2012 at 10:00 a.m.

PLACE OF SALE: Carver County Sheriff's office, North Main Entrance of the Carver County Justice Center, Main Lobby, 606 East Fourth Street, Chaska, 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.

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 3, 2012.

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: February 9, 2012

WELLS FARGO BANK, N.A. Mortgagee

REITER & SCHILLER, P.A.

Rebecca F. Schiller, Esq.

Sarah J.B. Adam, Esq.

N. Kibongni Fondungallah, Esq.

James J. Pauly, Esq.

Brian F. Kidwell, Esq.

Steven R. Pennock, Esq.

Attorneys for Mortgagee

25 North Dale Street

St. Paul, MN 55102-2227

(651) 209-9760

(E7240)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA**

Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises

407 Adams Avenue S, Cologne, MN 55322

(2) Transaction Agent

Wells Fargo Bank, N.A.

(3) Name of Mortgage Originator (Lender)

Wells Fargo Bank, N.A.

(4) Residential Servicer

Wells Fargo 800-416-1472

(5) Tax Parcel Identification Number 40.6500100

(6) Transaction Agent's Mortgage ID Number (MERS number) none

(Published in the Chaska Herald on Thursday, February 16, 23 and March 1, 8, 15, 22, 2012; No. 6957)

**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: 07/27/2007

MORTGAGOR(S): Gary Heland, a single man.

MORTGAGEE: Bank of America, National Association

SERVICER: Bank of America, N.A.

MORTGAGE ID #: NA

DATE AND PLACE OF RECORDING: Recorded July 31, 2007, Carver County Registrar of Titles, Document No. T 163899 Against Certificate of Title no. 33342.

LEGAL DESCRIPTION OF PROPERTY: Apartment No. 86, Stockwood Condominium, Post Office Address 110286 Village Road, Chaska, Minn. 55318 located on the following described land: Tract A. Registered Land Survey No. 52, files of Registrar of Titles, Tract B. Registered Land Survey No. 52, files of Registrar of Titles

REGISTERED PROPERTY: Yes

TAX PARCEL NO.: 306350470

ADDRESS OF PROPERTY: 110286 Village Rd Chaska, MN 55318

COUNTY IN WHICH PROPERTY IS LOCATED: Carver

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$96,500.00

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE, INCLUDING TAXES, IF ANY, PAID BY MORTGAGEE: \$96,633.94

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: Monday, April 16, 2012, 10:00 a.m.

PLACE OF SALE: Main Lobby, Carver County Sheriff's Office, No. Main Entrance, Carver County Justice Center, 600 East Fourth Street, City of Chaska

to pay the debt then 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 6 months from the date of said sale by the mortgagor(s), their personal representatives or assigns.

DATE TO VACATE PROPERTY: The date on or before which the mortgagor must vacate the property if the mortgage is not reinstated under Minnesota Statutes section 580.30 or the property redeemed under Minnesota Statutes section 580.23 is 10/16/2012 at 11:59 p.m. If the foregoing date is a Saturday, Sunday or legal holiday, then the date to vacate is the next business day at 11:59 p.m.

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: February 10, 2012

Bank of America, National Association Mortgagee

Peterson, Fram & Bergman, P.A.

By: Steven H. Bruns

Attorneys for:

Bank of America, National Association Mortgagee

55 E. 5th St., Suite 800

St. Paul, MN 55101

(651) 209-7599

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

16751-116069

(Published in the Chaska Herald on Thursday, February 23 and March 1, 8, 15, 22, 29, 2012; No. 6962)

**NOTICE OF MORTGAGE FORECLOSURE SALE**

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

DATE OF MORTGAGE: October 30, 2009

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$204,873.00

MORTGAGOR(S): Richard G. Anderson, a single person

MORTGAGEE: Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING: Filed November 9, 2009, Carver County Recorder; Document No. A510261

ASSIGNMENTS OF MORTGAGE: Assigned to: none

LEGAL DESCRIPTION OF PROPERTY: Lot Five (5), Block Seven (7), Victoria Way 2nd Addition

STREET ADDRESS OF PROPERTY: 2332 Maxwell Lane, Chaska, MN 55318

COUNTY IN WHICH PROPERTY IS LOCATED: Carver County, Minnesota

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$204,225.89

That no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes;

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: February 9, 2012 at 10:00 a.m.

PLACE OF SALE: Carver County Sheriff's office, North Main Entrance of the Carver County Justice Center, Main Lobby, 606 East Fourth Street, Chaska, 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.

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 August 9, 2012.

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: December 20, 2011

WELLS FARGO BANK, N.A. Mortgagee

REITER & SCHILLER, P.A.

Rebecca F. Schiller, Esq.

Sarah J.B. Adam, Esq.

N. Kibongni Fondungallah, Esq.

James J. Pauly, Esq.

Brian F. Kidwell, Esq.

Steven R. Pennock, Esq.

Attorneys for Mortgagee

25 North Dale Street

St. Paul, MN 55102-2227

(651) 209-9760

(E6155)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**NOTICE OF MORTGAGE FORECLOSURE SALE FORECLOSURE DATA**

Minn. Stat. § 580.025

(1) Street Address, City and Zip Code of Mortgaged Premises

2332 Maxwell Lane, Chaska, MN 55318

(2) Transaction Agent

Wells Fargo Bank, N.A.

(3) Name of Mortgage Originator (Lender)

Wells Fargo Bank, N.A.

(4) Residential Servicer

Wells Fargo (800) 416-1472

(5) Tax Parcel Identification Number 25-4700160

(6) Transaction Agent's Mortgage ID Number (MERS number) none

(Published in the Chaska Herald on Thursday, February 16, 23 and March 1, 8, 15, 22, 2012; No. 6952)

**NOTICE OF MORTGAGE FORECLOSURE SALE**

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

DATE OF MORTGAGE: August 10, 2005

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$151,200.00

MORTGAGOR(S): Grahame A. Beresford and Aubben R. Beresford, husband and wife

MORTGAGEE: Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING: Filed August 19, 2005, Carver County Recorder; Document No. A421649

ASSIGNMENTS OF MORTGAGE: Assigned to: none

LEGAL DESCRIPTION OF PROPERTY: Lot 2, Block 2, Sauter Addition

STREET ADDRESS OF PROPERTY: 407 Adams Avenue S, Cologne, MN 55322

COUNTY IN WHICH PROPERTY IS LOCATED: Carver County, Minnesota

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$168,992.13

That no action or proceeding has been instituted at law to recover the debt secured by said mortgage, or any part thereof; that there has been compliance with all pre-foreclosure notice and acceleration requirements of said mortgage, and/or applicable statutes;

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: