

Public Notice

IN THE STATE OF NORTH DAKOTA, COUNTY OF EDDY, IN THE DISTRICT COURT, SOUTHEAST JUDICIAL DISTRICT

NOTICE OF REAL ESTATE SALE
CIVIL NUMBER:
14-2020-CV-00002

Towd Point Mortgage Trust
2017-1, U.S. Bank National Association, as Indenture Trustee, Plaintiff,

v.
Bill Kreft and Louise Kreft and Citibank (South Dakota) and Community Ambulance Service of New Rockford and Recovery Resources, LLC., and any person in possession, and all persons unknown, claiming any estate or interest in, or lien or encumbrance upon, the real estate described in the complaint, Defendants.

1. Judgment in the amount of \$42,600.80, having been entered in favor of Plaintiff and against Defendants, which Judgment was filed with the Clerk of Courts of Eddy County, North Dakota, on July 6, 2020, for the foreclosure of a real estate mortgage.

2. Notice is hereby given pursuant to said Judgment that the real property described in the Mortgage dated October 12, 2007, which Mortgages, Bill Kreft, Louise Kreft, executed and delivered to Mortgage Electronic Registration Systems, Inc. as nominee for Capital One Home Loans, LLC, its successors and assigns.

The land referred to in this policy is situated in the State of North Dakota, County of Eddy and is described as follows:

Lots One (1), Two (2), Three (3) and Four (4), Block Thirty Nine (39), Original Townsite, New Rockford.

203 7th St S, New Rockford, ND 58356 and recorded in the office of the Clerk and Recorder of Eddy County, North Dakota, on November 6, 2007, Instrument Number 106933. Said Mortgage was assigned to Plaintiff, its successors or assigns, by Assignment of Mortgage recorded September 11, 2019, Instrument Number 114127.

3. In order to realize the amount of \$42,600.80, as of July 6, 2020, plus interest accruing thereafter on said amount at the rate of 10.9900% per year together with the costs and expenses of sale, will be sold subject to redemption as provided by law as one parcel of land at public auction, subject to the lien for unpaid real estate taxes and assessments of Eddy County, North Dakota, and easements and restrictions of record, to the highest bidder for cash under the direction of the Sheriff of Eddy County, North Dakota, at the main entrance of the Eddy County Courthouse located at 524 Central Avenue, New Rockford, North Dakota 58356, on September 23, 2020 ("Sale Date"), at 10:00 AM.

4. If the sale is set aside for reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagor's attorney.

DATED this 5th day of August, 2020,
SHERIFF OF EDDY COUNTY
By: Paul Lies
Sheriff / Deputy Sheriff of Eddy County

Halliday, Watkins & Mann, P.C.
By: Benjamin J. Mann
Attorneys for Plaintiff
376 East 400 South, Suite 300
Salt Lake City, UT 84111
801-355-2886
Email:
benjamin@hwmlawfirm.com
Bar: 08371

Published August 17, 24, and 31, 2020

SUMMONS
STATE OF NORTH DAKOTA
IN THE DISTRICT COURT OF
EDDY COUNTY, SOUTHEAST
JUDICIAL DISTRICT
CIVIL #14-20-DM-00017
State of North Dakota and
Kristen N. Ruppell,
Plaintiffs

-vs-
Isaac Valdivia, Jr.,
Defendant.
The State of North Dakota to
Isaac Valdivia, Jr.:

You are summoned and required to defend against the attached Complaint by serving an Answer, which is a written response, on the State of North Dakota within 21 days after service of this Summons and by also filing that Answer with the court. If you do not serve and file an Answer, the court can grant the requests made in the Complaint by ordering that a default judgment be entered against you.

Dated this 23rd day of July, 2020.

Cynthia G. Schaar
Special Assistant Attorney
General
Bar I.D. Number: 04760
Jamestown Field Office
PO Box 427
Jamestown, ND 58402-0427
701-328-5440
jamestowncse@nd.gov
Attorney for Child Support
Published August 24, 31, and
September 7, 2020

NOTICE TO CREDITORS
IN THE DISTRICT COURT OF
EDDY COUNTY, STATE OF
NORTH DAKOTA
Case No. 14-2020-PR-00017
IN THE MATTER OF
THE ESTATE OF
MARK STEVEN JOHNSTON,
DECEASED

NOTICE IS GIVEN that Briana Floyd and Eric Johnston have been appointed CoPersonal Representative of the Estate

of Mark Steven Johnston, Deceased. All persons having claims against the Deceased are required to present their claims within three (3) months of this first publication or mailing of this Notice or the claims will be forever barred. Claims must either be presented to the Personal Representative at the address listed below, or filed with the Eddy County Clerk of Court in New Rockford, North Dakota.

DATED this 17th day of August, 2020.

Briana Floyd
Eric Johnston
c/o (Attorney for the Estate):
Ashley Lies Law, P.C.
Ashley L. Lies (Bar I.D.: 07519)
601 Central Avenue
New Rockford, ND 58356
Published August 24, 31, and
September 7, 2020

NOTICE TO CREDITORS
IN THE DISTRICT COURT OF
EDDY COUNTY, STATE OF
NORTH DAKOTA
Case No. 14-2020-PR-00015
In the Matter of
the Estate of
Pauline J. Ross,
Deceased

NOTICE IS HEREBY GIVEN that the undersigned has been appointed personal representative of the above estate. All persons having claims against the said deceased are required to present their claims within three months after the date of the first publication of this notice or said claims will be forever barred. Claims must either be presented to Stephen Ross, personal representative of the estate, at 105 County Highway #5, New Rockford, ND 58356 or filed with the Court.

DATED this 9th day of July, 2020.

Stephen Ross,
Personal Representative
105 County Highway #5
New Rockford, ND 58356

PETERSON LAW OFFICES,
P.C.
523 Central Avenue,
P.O. Box 231
New Rockford, ND 58356
Attorneys for Personal Representative

Published August 31, and
September 7 & 14, 2020

**NORTH DAKOTA
DEPARTMENT OF TRUST
LANDS
FALL SURFACE LEASE
AUCTION**

The Board of University and School Lands will conduct an online surface lease auction for one thousand forty (1040) tracts in Adams, Barnes, Benson, Billings, Bowman, Burke, Burleigh, Divide, Dunn, Eddy, Emmons, Golden Valley, Grant, Hettinger, Kidder, LaMoure, Logan, McHenry, McIntosh, McKenzie, McLean, Mercer, Morton, Mountrail, Oliver, Pierce, Rolette, Sheridan, Sioux, Slope, Stark, Stutsman, Towner, Ward, Wells, and Williams Counties, ND. Tracts will be available to view on September 1, 2020. Bidding will commence September 28, 2020 at 8:00 a.m. CST and end October 9, 2020. The link to view the offered tracts and participate in the auction is:

https://www.energynet.com/govt_listing.pl

Anyone needing auxiliary aids and services should call the Department at (701) 328-2800 by 09/21/2020.
8/15/2020

/s/ Jodi Smith
Commissioner
Published August 31, and
September 7, 14, & 21, 2020

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LIFELINE & LINK UP PROGRAMS FOR LOW-INCOME CONSUMERS

Lifeline is a government benefit program that provides monthly discounts on ONE telephone (wireline or wireless) or broadband service for eligible low-income consumers. Lifeline service is a non-transferable benefit and is available to eligible low-income consumers in every state, territory, commonwealth, and on Tribal lands. Federal rules prohibit eligible consumers from receiving more than one Lifeline service per household.

Link Up reduces the cost of initiating new telephone service to eligible residents of Tribal lands at the subscriber's principal place of residence.

An individual may be eligible for the program-supported service if he or she has household income at or below 135 percent of the federal poverty guidelines, or if they receive benefits from one of the following qualifying programs:

- Supplemental Nutrition Assistance Program (SNAP)
- Supplemental Security Income (SSI)
- Medicaid
- Federal Public Housing Assistance (FPHA)
- Veterans Pension or Survivors Benefit Program

Consumers residing on Tribal lands may be eligible for program-supported service if their household income is at or below 135 percent of the federal poverty guidelines, if they participate in one of the five federal programs listed above, or in one of the following programs:

- Bureau of Indian Affairs (BIA) General Assistance
- Tribal Temporary Assistance for Needy Families (Tribal TANF)
- Food Distribution Program on Indian Reservations (FDPIR).
- Tribal Head Start (only those households meeting income qualifying standards)

Consumers can apply through the National Verifier at www.checklifeline.org or submit a paper application with documentation to the Lifeline Support Center. NDTC is no longer able to accept documentation to determine eligibility.



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