

Public notices

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North Dakota newspapers also post public notices that are printed in newspapers on www.ndpublicnotices.com at no additional charge to units of government.

**IN THE STATE OF NORTH DAKOTA,
COUNTY OF SARGENT
IN THE DISTRICT COURT,
SOUTHEAST JUDICIAL DISTRICT**
Carrington Mortgage Services, LLC,
Plaintiff,

v.
William B. Walch and Helen L. Walch
and Discover Bank and Midland Credit
Management, Inc. and LNVN Funding LLC,
and any person in possession,
Defendants.

NOTICE OF REAL ESTATE SALE

CIVIL NUMBER: 41-2024-CV-00052

1. Judgment in the amount of \$54,926.39, having been entered in favor of Plaintiff and against Defendants, which Judgment was filed with the Clerk of Courts of Sargent County, North Dakota, on October 4, 2024, for the foreclosure of a real estate mortgage.

2. Notice is hereby given pursuant to said Judgment that the real property described as:

All that part of Sublot One of the SE¼ SE¼ of Section 4, Township 130 North, Range 53 West of the 5th P.M., Sargent County, North Dakota, further described as: Beginning at an iron monument marking the SE corner of said Sublot One; thence on an assumed bearing of South 89°58'13" West, on and along the South line of said Sublot One, a distance of 520.00 feet; thence North 00°02'40" East, parallel with the East line of said Sublot One, a distance of 480.00 feet; thence North 89°58'13" East, parallel with the said South line of said Sublot One, a distance of 520.00 feet to a point on the East line of said Sublot One; thence South 00°02'40" West, on and along the said East line of Sublot One, a distance of 480.00 feet to the point of beginning, containing 5.73 acres, more or less, and subject to the right of way for public road purposes 33 feet wide along section lines pursuant to NDCC 24-07-03 and also subject to other easements, reservations, restrictions and rights of way of record, if any.

Real Property address: 14695 91st Street SE, Cayuga, ND 58013

The above real property is the subject of the Mortgage dated January 31, 2013, which Mortgagees, Helen L. Walch, William B. Walch, executed and delivered to Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Valley Mortgage, Inc., its successors and assigns, and recorded in the office of the Clerk and Recorder of Sargent County, North Dakota, on February 1, 2013, Instrument Number 150300, which is subject to the entered Judgment. Said Mortgage was assigned to Plaintiff, its successors or assigns, by Assignment of Mortgage recorded June 11, 2024, Instrument Number 161240.

3. In order to realize the amount of \$54,926.39, as of October 4, 2024, plus interest accruing thereafter on said amount at the rate of 3.50000% 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 Sargent County, North Dakota, and easements and restrictions of record, to the highest bidder for cash under the direction of the Sheriff of Sargent County, North Dakota, at the main entrance of the Sargent County Courthouse located at 355 Main Street SW, Forman, North Dakota 58032, on January 28, 2025 ("Sale Date"), at 11:00 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 Mortgagee, the Mortgagee or the Mortgagee's attorney.

DATED this 16 day of December, 2024.

SHERIFF OF SARGENT COUNTY

Travis Peaper

By: Sheriff

Sheriff / Deputy Sheriff of Sargent

Halliday, Watkins & Mann, P.C.

By Tyler Wirick

Tyler S. Wirick

Attorneys for Plaintiff

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CONTINUED FROM 8

Year in Review

After playing games on February 9, 10, and 12, the Lady Bulldogs are officially the district champions, and are headed to state.

MARCH

Sargent County takes third in State Girls Basketball: an attitude of gratitude

From the players to the coaches, talking to the Girls' Basketball team isn't just a lesson in winning, it's a lesson in gratitude. "The crowd is what got me after the Bowman County game, staying and even more there for us with pride in the game that earned a third place. The girls took it upon themselves throughout the season but especially at the end in the district and region championships, finishing strong for a 24-4 season record. I want to give so many thanks and praise to so many people, I don't know where exactly to start," Head Coach Randall Syrstad said on Tuesday nights after the Bulldogs finished their season with a final tournament win, securing a third place in the State competition.

Here we go Bulldogs!

The Sargent County Boys Basketball team is Region 1 Champions! Gwinner give the Sarent County Boys Basketball team a sendoff to their state games in Minot with Bobcat Skidsteers, buckets raised. It's the Bobcat way!

Bulldogs take 5th place at state

Coach Weber's comments: In the consolation championship, we faced off against Our Redeemers Christian School. It's great to see a new opponent and they were a tough one. It was awesome to see these seniors play together one last time. I can't say enough about what they've all done for this basketball program. Their hard work and dedication will not be forgotten soon, and they leave the program knowing it's a better place because of their work.



"Egg" citement in Forman!

Members of the Forman Community Club stuffed over 3,000 Easter eggs of various sizes in preparation for this year's Easter Egg Hunt that was held at the Sargent Central Activity Center on Monday, March 18.

Women's History Month: it's a good life

During Women's History Month, all women have an opportunity to reflect on their lives, their accomplishments and those of women around them. The Teller took an opportunity

**OUT WITH THE OLD, IN WITH THE NEW,
AND VERY BEST WISHES TO EACH ONE OF YOU!**

SOUTHEAST WATER USERS
PO Box 10, Mantador, ND 58058
Phone: (701) 242-7432 | Fax: (701) 242-7807

We hope your New Year is filled with peace and prosperity for one and all.

CONTACT
The Sargent County **Teller**
HEATHER@THESCTELLER.COM
701.680.3724