

## Public notices

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Amy M. Clark (#06770)  
SMITH & STREGE LTD.  
321 Dakota Avenue, P.O. Box 38  
Wahpeton, North Dakota 58074  
Telephone: (701) 642-2668  
Fax: (701) 642-4729  
email: amyclarck@smithstregelaw.com

Attorney for Personal Representative  
**Court File No. 41-2026-PR-00004**  
IN THE DISTRICT COURT OF  
SARGENT COUNTY, STATE OF  
NORTH DAKOTA  
IN THE MATTER OF THE ESTATE  
OF ROBERT L. GREGOR A/K/A  
ROBERT LEROY GREGOR A/K/A  
ROBERT GREGOR A/K/A BOB  
GREGOR, DECEASED

**NOTICE TO CREDITORS**  
1. NOTICE IS HEREBY GIVEN that the undersigned has been appointed Personal Representative of the above estate. All persons having claims against the said decedent are required to present their claims within three months after the date of the first publication of this notice or within three months after the mailing of this Notice to the creditor to whom a copy of this "Notice to Creditors" is mailed and if a claim is not so presented, then said claim will be forever barred. Claims must either be presented to Todd Gregor, Personal Representative of the estate, at 710 Jackson Avenue West, Lisbon, North Dakota 58054, or filed with the Sargent County District Court, at 355 Main Street, Suite 2, Forman, North Dakota 58032.

2. Dated this 18th day of March, 2026.  
*/s/ Todd Gregor*  
Todd Gregor, Personal Representative

Amy M. Clark  
Smith & Stregelaw Ltd.  
321 Dakota Avenue, P.O. Box 38  
Wahpeton, North Dakota 58074  
701-642-2668  
Attorney for Estate of  
Robert L. Gregor, Deceased  
First publication on the 27th day of March, 2026.  
Publish March 27, April 3 & 10, 2026

**COGSWELL REGULAR  
CITY COUNCIL MEETING  
ON MARCH 9<sup>TH</sup>, 2026 AT 6:30PM**

Mayor Brown opened the meeting at 6:30 pm. Present were Mayor C. Brown, Council members, Skroch, Diegel and V. Anderson and City Auditor B. Brown. Pledge of Allegiance was recited. Diegel made motion to accept Agenda as presented, Skroch seconded, motion carried.

Skroch made motion to accept new floodplain management ordinance, Diegel seconded, motion passed. This was the first hearing.

Diegel brought the state of some playground equipment to attention. Auditor will check into grant and Diegel will see about price ranges for new equipment. Anderson made motion to get all the facts together and then take a vote on how to proceed., Skroch seconded, motion carried.

Auditor will send out reminder letters to pet owners for pet licenses.

Anderson made motion for purchase of a new desk and filing cabinets for auditor office, Diegel seconded, motion passed.

With no further business Diegel made motion to adjourn, Anderson seconded, motion carried.

Mayor Brown closed the meeting at 7:30 pm. Next meeting will be on April 13<sup>th</sup>, 2026 at 6:30 pm in the Community Center.

Submitted by Bea Brown  
City Auditor  
03-17-26

Publish March 27, 2026

IN THE STATE OF NORTH DAKOTA,  
COUNTY OF SARGENT  
IN THE DISTRICT COURT,  
SOUTHEAST JUDICIAL DISTRICT  
U.S. Bank National Association,  
Plaintiff,

v.  
Vincent Lucas and Justine Lucas, and  
any person in possession,  
Defendants.

**NOTICE OF REAL ESTATE SALE**  
CIVIL NUMBER: 41-2025-CV-00006  
1. Judgment in the amount of \$29,100.34, 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 December 4, 2025, for the foreclosure of a real estate mortgage.

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

Situated in the County of Sargent, State of North Dakota:  
Lot (10) and the South Twenty-five feet (S25') of Lot Eleven (11), all in Block Twenty-four (24), of the First Addition to the Town, now City of Forman, and that portion of vacated alley located in said Block Twenty-four (24), described as follows: Commencing at the Southwest corner of Lot 10, thence running East along the South boundary of said Lot 10, a distance of 142 feet; thence running South at right angles, a distance of 8 feet, thence running West at right angles a distance of 142 feet, to a point 8 feet due South of the point of beginning; thence due North 3 distance of 8 feet to the point of beginning.

**MORE CORRECTLY DESCRIBED AS FOLLOWS:**  
Situated in the County of Sargent, State of North Dakota:  
Lot (10) and the South Twenty-five feet (S25') of Lot Eleven (11), all in Block Twenty-four (24), of the First Addition to the Town, now City of Forman, and that portion of vacated alley located in said Block Twenty-four (24), described as follows: Commencing at the Southwest corner of Lot 10, thence running East along the South boundary of said Lot 10, a distance of 142 feet; thence running South at right angles, a distance of 8 feet, thence running West at right angles a distance of 142 feet, to a point 8 feet due South of the point of beginning; thence due North a distance of 8 feet to the point of beginning.

Real Property address: 614 6th Street SW, Forman, ND 58032  
The above real property is the subject of the Mortgage dated May 5, 2020, which Mortgages, Justine Lucas, Vincent Lucas, executed and delivered to U.S. Bank National Association and recorded in the office of the Clerk and Recorder of Sargent County, North Dakota, on May 22, 2020, Instrument Number 157373, which is subject to the entered Judgment.

3. In order to realize the amount of \$29,100.34, as of December 4, 2025, plus interest accruing thereafter on said amount as awarded by the court, 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 April 14, 2026 ("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 Mortgagor, the Mortgagee or the Mortgagee's attorney.  
DATED this 20th day of March, 2026.

**SHERIFF OF SARGENT COUNTY**  
Travis Paeper  
By: Travis Paeper  
Sheriff / Deputy Sheriff of Sargent  
Halliday, Watkins & Mann, P.C.  
By: */s/ Tyler S. Wirick*  
Tyler S. Wirick  
Attorneys for Plaintiff  
376 East 400 South, Suite 300  
Salt Lake City, UT 84111  
Tel: 801-355-2886  
Email: tylerw@hwmlawfirm.com  
Publish March 20 & 27 & April 3, 2026

STATE OF NORTH DAKOTA  
IN DISTRICT COURT  
COUNTY OF SARGENT  
SOUTHEAST JUDICIAL DISTRICT  
Rabo Agrifinance, LLC,  
Plaintiff,

v.  
Gary Anderson, Noreen Greenly  
Anderson, Stock Growers Bank, and all persons unknown, claiming any estate or interest in, or lien or encumbrance upon, the real estate described in the complaint,  
Defendants.

**Case No. 41-2026-CV-00015**  
**SUMMONS FOR PUBLICATION**

THE STATE OF NORTH DAKOTA  
TO THE ABOVE-NAMED  
DEFENDANTS:

[1] YOU ARE HEREBY SUMMONED and required to appear and defend against the Complaint in this action, which is on file with the Clerk of the District Court, by serving upon the undersigned an answer or other proper response within twenty-one (21) days after the service of this Summons upon you, exclusive of the day of service. If you fail to do so, judgment by default will be taken against you for the relief demanded in the Complaint.

[2] This action is to foreclose mortgages in certain real property located in the County of Sargent, State of North Dakota legally described as follows:

See attached **Exhibit A**.  
[3] Plaintiff is not seeking a deficiency against any of the Defendants.

Dated this 23rd day of March, 2026.  
**VOGEL LAW FIRM**  
*/s/ Caren W. Stanley*  
BY: Caren W. Stanley (#06100)  
218 NP Avenue  
PO Box 1389  
 Fargo, ND 58107-1389  
Telephone: 701.237.6983  
Email: cstanley@vogellaw.com  
ATTORNEYS FOR PLAINTIFF  
**EXHIBIT A**

**Mortgage, Assignment of Rents and Security Agreement**  
**Sargent County, North Dakota**  
**Doc. No. 160045**  
**and**  
**Sargent County, North Dakota**  
**Doc. No. 146723**

Parcel A:  
The SW $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 14, Township 129 North, Range 54 West of the 5<sup>th</sup> P.M., Lake Traverse Lands, EXCEPTING the following: Commencing at a point 1 rod due South of the NW corner of said 40 acre tract; thence South 79 rods; thence due East 14.75 rods; thence due North 79 rods; thence due West 14.75 rods to the place of beginning, Sargent County, North Dakota.

Parcel B:  
Parcel 1: SE $\frac{1}{4}$ NW $\frac{1}{4}$ , SW $\frac{1}{4}$ NE $\frac{1}{4}$ , W $\frac{1}{2}$ SE $\frac{1}{4}$  and E $\frac{1}{2}$ SW $\frac{1}{4}$ , in Section 11, and NE $\frac{1}{4}$  of NW $\frac{1}{4}$  and NW $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 14, both in Township 129 North, Range 54 West in Sargent County, North Dakota.

EXCEPT  
All that part of the W $\frac{1}{2}$ SE $\frac{1}{4}$  of Section 11, Township 129 North of Range 54 West of the 5<sup>th</sup> P.M., Lake Traverse Lands, described as follows:

Commencing at the iron monument marking the East Quarter Corner of said Section 11; thence on an assumed bearing of S89°58'06"W, along the east-west quarter line through said Section 11, a distance of 1,312.51 feet to the iron monument marking the NE corner of said W $\frac{1}{2}$ SE $\frac{1}{4}$ , a distance of 1,327.10 feet to the point of beginning; thence continuing S00°03'55"W, along the east line of the W $\frac{1}{2}$ SE $\frac{1}{4}$ , a distance of 536.10 feet; thence S89°54'32"W a distance of 248.58 feet; thence N00°03'55"E a distance of 552.51 feet; thence S86°18'50"E, a distance 249.08 feet to the point of beginning. The above described tract shall include a 24 foot wide access easement over that part of the said W $\frac{1}{2}$ SE $\frac{1}{4}$  lying within 12 feet on either side of the following described centerline, to wit: Commencing at the iron monument marking the East Quarter Corner of said Section 11; thence on assumed bearing of S89°58'06"W, along the east-west quarter line through said Section 11, a distance of 1,312.51 feet to the iron monument marking the NE corner of said W $\frac{1}{2}$ SE $\frac{1}{4}$  of Section 11; thence continuing S 89°58'06"W, along said east-west quarter line, a distance of 3.60

feet to its intersection with the centerline of an existing access road, being the point of beginning; thence said road centerline bears S00°38'12"E a distance of 1,408.89 feet, and there access road centerline terminates. The side lines of said 24 foot wide access easement begins on the said east-west quarter line through said Section 11, and ends on a line that bears S86°18'50"E to and from the point of terminus.

Parcel C:  
The E $\frac{1}{2}$ NE $\frac{1}{4}$  of Section 14, Township 129 North, Range 54 West of the 5<sup>th</sup> P.M., Lake Traverse Lands, Sargent County, North Dakota.

Parcel D:  
SW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 13, Township 129 North, Range 54 West of the 5<sup>th</sup> P.M., Lake Traverse Lands, Sargent County, North Dakota.

Parcel E:  
The SW $\frac{1}{4}$  and W $\frac{1}{2}$ SE $\frac{1}{4}$  of Section 10, Township 129 North, Range 54 West of the 5<sup>th</sup> P.M., Lake Traverse Lands, Sargent County, North Dakota.

Parcel F:  
The N $\frac{1}{2}$ SW $\frac{1}{4}$  of Section 12, Township 129 North, Range 54 West of the 5<sup>th</sup> P.M., Lake Traverse Lands, Sargent County, North Dakota.

Parcel G:  
The Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$ ), of Section Fourteen (14) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota;

The Northwest Quarter of the Southwest Quarter (NW $\frac{1}{4}$ SW $\frac{1}{4}$ ) of Section Fourteen (14) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota;

The Southeast Quarter of the Northeast Quarter (SE $\frac{1}{4}$ NE $\frac{1}{4}$ ), of Section Fifteen (15) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota;

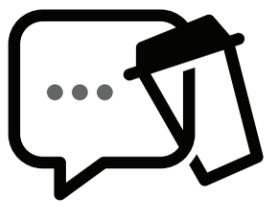
The Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$ ), of Section Fifteen (15) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota;

The Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$ ), of Section Fifteen (15) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota;

The West Half of the Southeast Quarter (W $\frac{1}{2}$ SE $\frac{1}{4}$ ), of Section Fifteen (15) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota;

The Northwest Quarter (NW $\frac{1}{4}$ ), of Section Twenty-two (22) in Township One Hundred Twenty-nine (129) North, of Range Fifty-four (54) West of the 5<sup>th</sup> P.M., LTL, Sargent County, North Dakota; LESS AND EXCEPT THE SOUTH 870' OF THE WEST 870'.

Publish March 27, April 3 & 10, 2026



# CO-OP COFFEE CHAT

BREWING CONNECTIONS WITH OUR COOPERATIVE MEMBERS.

Tuesday, March 31  
9:30 - 10:30 am  
Dakota Dirt Coffee Shop, Milnor

Join us for a Co-Op Coffee Chat!  
Grab a cup of coffee and connect with fellow members and our team for a relaxed, open conversation about the cooperative, internet, phone and tv services, and what's happening in our communities. Whether you have questions, ideas, or just want to stop by and say hello, we'd love to visit with you.

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