

# D.C. law firm to prosecute state trooper

4 attorneys will be deputized in murder case against Ryan Londregan in contract with County Attorney's Office.

By LIZ SAWYER  
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The Hennepin County Attorney's Office has hired a team of former federal prosecutors to take over the high-profile murder case against state trooper Ryan Londregan, signing a formal contract Thursday that includes an initial \$1 million billing cap for

their services.

Four attorneys from Step-toe LLP, a Washington, D.C.-based international law firm, will be deputized as special assistant county attorneys and assume ongoing litigation against Londregan, who fatally shot motorist Ricky Cobb II last summer during a traffic stop. The move comes amid a legal team shake-up; the

assistant county attorney who was leading the case recently walked away from prosecuting the trooper.

The 28-page contract, released to the media Friday, outlines basic terms of the arrangement, including pay rates for attorneys (blended at \$850 per hour), paralegals (\$250 per hour) and a tentative end date of Dec. 31, 2025.

The team will report directly to County Attorney Mary Moriarty and Deputy County Attorney Sarah Davis, who maintain control over the prosecution.

"Our goal in this case, as in every case, is to achieve a just process and outcome, public transparency, and accountability for the harm that has been caused," Moriarty said in a statement. "It is clear this case

will be extremely resource intensive and will involve extensive litigation prior to trial. These former federal prosecutors with impeccable credentials will be singularly focused on this case while the rest of our team continues the critical work of prosecuting the high volume of other serious cases that are central to



County Attorney Mary Moriarty sought outside counsel. See **TROOPER** on B2 ▶

# Dueling Gaza protests at U



"We don't want to foster a campus where only one side can speak up."

Story by LOUIS KRAUSS • Photos by SHARIL GROSS • Star Tribune

Things got heated Friday during two opposing University of Minnesota rallies focused on the war in Gaza, a day after pro-Palestinian student groups finalized an agreement with U officials to end their encampment on Northrop Mall.

The afternoon began with about 150 people attending a pro-Israel rally outside of Coffman Memorial Union, hosted by the self-described Zionist group Students Supporting Israel, a nationwide campus organization. The crowd included a mix of students, rabbis, local Jewish residents and others, some waving half-and-half Israeli and American

flags and others holding pictures of hostages taken by the terrorist group Hamas. Most of the crowd looked to be middle-aged or older.

As the pro-Israel group continued chanting, about a dozen pro-Palestinian counterprotesters, mostly U students, assembled on the other side holding Palestinian flags and a sign reading "We are witnessing a genocide in real time."

During the competing chants, one of the pro-Israel demonstrators holding a large sign began walking toward a pro-Palestinian student holding a megaphone, forcing her to back up. Some See **PRAYER** on B2 ▶



## PROTESTING THE PROTESTS

A mix of students, rabbis, Jewish locals and others, some waving half-and-half Israeli and American flags and others holding pictures of hostages taken by the terrorist group Hamas, held a pro-Israel prayer and rally outside Coffman Memorial Union at the U.

## St. Thomas arena work delayed by objections

Neighbors are challenging city's approval of project.

By JAMES WALSH  
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Construction of a new campus hockey and basketball arena at the University of St. Thomas has been paused for at least another week after neighbors challenged the city's approval of the project.

While the zoning committee of the St. Paul Planning Commission on Thursday recommended that neighbors' appeal be denied, St. Thomas officials said Friday they plan to wait to resume work until at least after next Friday's meeting of the full commission.

"We will re-evaluate it then," said Jerome Benner, director of neighborhood and community relations for St. Thomas.

Donn Waage, a spokesman for the arena opponents group Advocates for Responsible Development, said project opponents plan to take their appeal to the full Planning Commission and then to the St. Paul City Council, if necessary. Neighbors are also challenging the project in court.

They believe the city erred in requiring a less-stringent environmental assessment worksheet before approving the project, Waage said. Neighbors worry that traffic from thousands of fans attending arena events — combined with an increase in traffic from the city's new Highland Bridge development to the south — will lead to gridlock and a dangerous increase in greenhouse gases.

"Our court case is to fight the inadequacy of the environmental assessment worksheet, and the court has to respond to that issue before July 11th. That's focused more on greenhouse gases," Waage said.

"However, when there's a site plan issued, it's also supposed to conform to city policy like the 2040 plan and the city's climate resilience plan. But it seems like the city is far more focused on highly technical issues."

Phil Esten, a university vice See **ST. THOMAS** on B2 ▶



With no button to push to open the door, James Walsh holds the door open as he enters the Tropical Encounters room of the Marjorie McNeely Conservatory during a visit to Como Park.

## MAKING COMO PARK MORE ACCESSIBLE

St. Paul officials work on answers as upgrade delays continue.

Story by JAMES WALSH • Photo by JEFF WHEELER • Star Tribune staff

Nearly a year after St. Paul officials said they planned to replace balky accessibility elevators with ramps at the Como Park Conservatory's Sunken Garden, an out-of-order sign showed access remains limited.

The reason for the delay? Historic preservation officials spent the past several months reviewing design concepts. The state approved those concepts in March and work on the ramps now is expected to begin this summer at the 109-year-old conservatory.

But the delay illustrates what officials say is a frequent conflict between historic preservation and the desire to make facilities like Como Zoo or St. Paul City Hall truly accessible.

"I'm not a person with a deep background in historic preservation, but in my time at the city and when I was at the state, I had a lot of frustration with the requirements around historic preservation and the limitations that put on our society today," said St. Paul Deputy Mayor Jaime Tincher, a onetime chief of staff to former Gov. Mark Dayton. "How do we appropriately balance historic preservation with who we need to be serving today? It's a big challenge."

Officials acknowledge accessibility was often an afterthought on older buildings. Throughout the conservatory and adjacent Como Zoo are exhibits and restrooms See **COMO** on B2 ▶

# D.C. law firm to take over case against trooper

◀ **TROOPER** from B1  
in our community.”

On Tuesday, the Hennepin County Board voted 5 to 1 to authorize Moriarty's request for outside counsel, after she appeared before the body to ask for its assistance. She told commissioners that her office was down 10 attorneys and lacked enough experienced litigators to handle the Londregan prosecution along with the typical load of other criminal cases.

At the time, ongoing cost was a concern for Commissioner Jeffrey Lunde, who said it would be hard for the board to stop funding the case if consulting fees get out of hand.

“What is the burn rate?” Lunde asked Moriarty, who did not provide a direct answer. “I think it will be very difficult for us to pull back. Once we are in, we are in.”

Kevin Anderson was the only commissioner to vote against Moriarty's request, saying he didn't feel it aligned with a previous, long-standing county policy about hiring outside counsel. That policy, in place since the early 1990s, says the county attorney needs to detail the special expertise outside attorneys bring to a case. The policy does not require the county attorney to put the contract out for bid.

The framework approved by the board stipulates that Moriarty inform county leaders when she hires outside lawyers for criminal cases and give updates on costs at least twice a year. All accrued legal fees must come out of the County Attorney Office's existing \$78 million in 2024.

The newly approved contract requires that Steptoe notify Hennepin County once the fees — including airfare, lodging, meals and billable work hours — exceed \$750,000. Either party can terminate the agreement upon three days' notice “with or without just cause.”

Moriarty has faced ongoing questions and criticism about the merits of the case and whether there is enough evidence for the murder, manslaughter and assault charges she brought against Londregan. Brian Peters, executive director of the Minnesota Police and Peace Officers Association, wrote to commissioners last week, urging them to probe why no one in Moriarty's office wanted the case. He said Moriarty is biased against police and that someone independent of her office “of unquestioned ethics” should take over the case

to decide if it will proceed.

Gov. Tim Walz, a Democrat who has also expressed concern about Moriarty's handling of the case, said Wednesday he does not see the hiring of outside legal counsel as a “positive development,” calling the decision somewhat “unorthodox.”

“It seems to me, a well-funded and robust office like the Hennepin County D.A. should be able to handle this case,” he said, promising to continue monitoring the situation. As of Tuesday, his office had not ruled out re-signing it.

In an internal memo sent to staff Friday, Moriarty sought to justify her decision, noting that it was the best option given staffing constraints.

“While I have no doubt we could assemble a team that could handle this case, it would require pulling multiple people away from current caseloads, something I do not believe we can afford to do,” she wrote, according to an email obtained by the Star Tribune.

She went on to assure personnel that the decision to retain outside counsel would not impede ongoing efforts to hire for vacant positions, result in any layoffs or influence the next labor contract.

Last month, Steptoe conducted an independent review of the case and concluded that the prosecution was justified based on the evidence, Moriarty told staffers. The four attorneys now tasked with the Londregan case are Michael R. Bromwich, Steven Levin, Karima Maloney and Ryan Poscablo.

Bromwich works with police departments around country on use-of-force issues and recently led an investigation of the largest corruption scandal in the history of the Baltimore police. Levin successfully prosecuted a former Baltimore police commissioner on public corruption charges.

Maloney previously served as deputy chief of the U.S. Department of Justice Civil Rights Division's criminal section. She will serve as the team lead in Minneapolis. Poscablo spent six years as an assistant U.S. attorney in the Southern District of New York prosecuting violent and organized crime.

The new legal team will appear in court May 15 to go over scheduling.

Star Tribune staff writers Rochelle Olson, Kim Hyatt and Christopher Magan contributed to this story. Liz Sawyer • 612-673-4648



Student groups gather on the U campus to pray in support of Israel, as pro-Palestinian counterprotestors stand nearby.

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# Dueling U protests over Gaza briefly get heated

◀ **PRAYER** from B1  
pro-Palestinian demonstrators intervened and shouted for the man with the sign to move back, before pro-Israel protesters stepped in to separate them.

Two U police officers showed up a short time later and positioned themselves between the groups to prevent further altercations.

U student Jonathan Greenspan, with Students Supporting Israel, said the group wanted to demonstrate Friday to show it's OK for Jews who support Israel or are Zionists to speak their opinions.

“We don't want to foster a campus where only one side can speak up, where people can be shunned, ostracized and attacked because of what they believe in and who they stand for,” he said.

While the pro-Israel rally continued, about 200 people gathered a few hundred yards away for a news conference hosted by anti-Zionist Jewish students at the U, who spoke in support of the Palestinian cause.

The pro-Palestinian rally was a collaboration between student leaders and the Twin Cities chapter of Jewish Voice

for Peace. Speakers demanded that anti-Zionist Jewish students be included in conversations with university administrators, saying they have felt “silenced” this week, according to a news release.

The U is working on identifying a subset of Jewish students from the UMN Divest Coalition to arrange a meeting, according to a U spokesperson. “We welcome open, productive dialogue that advances a more inclusive university,” according to a university statement.

Mirabai Dornfest, a U junior who is Jewish and stayed at the

encampment, said there's a false narrative that being Jewish means one is opposed to the pro-Palestinian protests. Dornfest compared the two demonstrations and said she thought they revealed an age gap in how many Jewish people are responding to the war in Gaza.

“We take to heart the lessons we learn from our families' histories with genocide, lessons we learn in universities, and we will take the lessons we've learned into the future,” she said.

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# St. Thomas arena delayed by neighbors' objections

◀ **ST. THOMAS** from B1  
president and the school's athletic director, did not immediately return a call seeking comment Friday. But in an email he sent April 28 to alumni and university supporters, he called the construction of the arena “a critical component to our future success as we fully transition to Division I and sustain success well into the future. It will provide resources for student-athletes, high-end experiences for fans, incremental resources for our department and another anchor for student and community activity on our campus.”

He touted St. Thomas' economic benefits to St. Paul, pointed out that the university is not asking for a variance and is “building within the rules and within our campus boundaries.”

Regarding the environmental impact of the arena, he wrote: “St. Thomas cares deeply about the environment and about its responsibility to care for the river. The review of the impact on the environment by the city was thorough.”

The \$183.4 million Lee and Penny Anderson Arena is being built on St. Thomas' south campus and will be the dual-purpose home of the university's hockey and basketball programs, with seating for up to 5,500 fans.

Before the pause in construction in mid-April, it was expected to be completed in August 2025 — “just in time for the hockey and basketball seasons,” according to the university's website.

A number of potential sites were explored, including the Highland Bridge development at the former Ford plant site and the nearby Town and Country Club. The school approached the country club a couple of years ago but was rebuffed. The arena will be located next to the Anderson parking facility, and away from Goodrich Avenue.

On Friday, Bob Medwed, whose girlfriend lives about a block away, was walking his dog on Goodrich just south of the arena site and St. Thomas' soccer and softball fields. Signs in every front yard on the block read “Just Say No” to the arena. Medwed said his girlfriend has a sign as well.

“It's really primarily about traffic and gridlock,” he said, noting that Cretin Avenue is

the only nearby thoroughfare to carry the expected traffic.

Julia DeBroux, a university senior and a marketing intern for St. Thomas athletics, said her job is to get students to attend games. A campus arena would be a benefit to student life and may decrease traffic, she said. St. Thomas' hockey team now plays at St. Thomas Academy in Mendota Heights, where students must drive or take a shuttle to watch games.

“I think it would actually be a really great piece for student life here,” DeBroux said. “St. Thomas has the connotation of being a suitcase campus. And I think with an arena here, that's another activity for students to do here without having to be bused.”

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# DELAYS FOR ACCESSIBILITY CONTINUE

◀ **COMO** from B1  
that, while accessible, are difficult for disabled people to use. Doors in several buildings and most restrooms lack wheelchair access buttons. In some cases, doors had buttons, but the buttons didn't work.

A March Star Tribune story highlighting accessibility challenges at City Hall prompted officials then to promise action. Questions last month regarding accessibility at Como spurred leaders from several city departments to gather at Mayor Melvin Carter's office to detail ambitious plans to improve accessibility citywide.

To that end, every city department is updating ADA transition plans, Human Rights Director Beth Commers said during the meeting. All departments are doing the work, she said, “because we all serve the public. We're not just thinking about facilities. We're going beyond that. And we're thinking about programs, services, information, and the policies and practices that guide them. Are we accessible enough? No.”

When asked for an example of the kind of welcoming place

officials envision, St. Paul Public Library Director Maureen Hartman pointed to a new, modern and more accessible Hamline Midway library — one that's yet to be built.

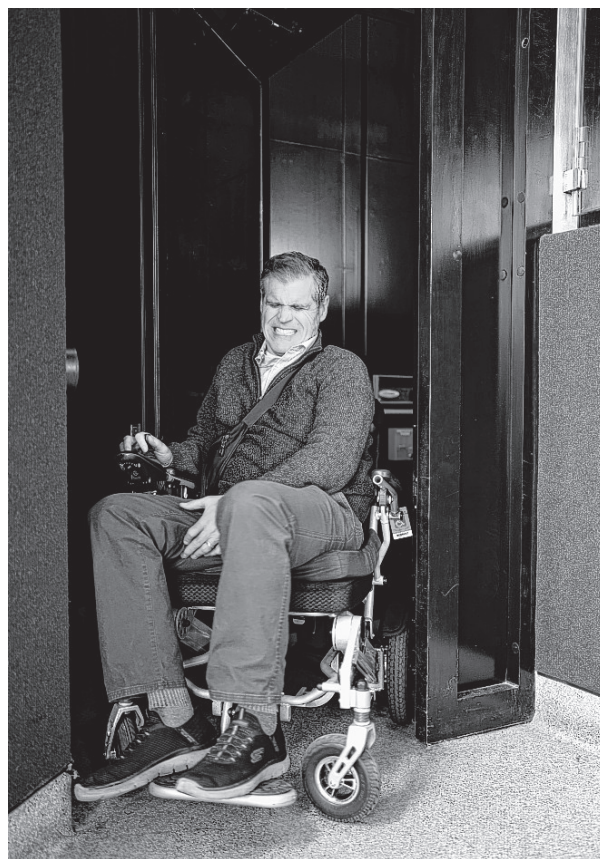
But those plans are in limbo. Defenders of the old library, built in 1930 and listed on the National Register of Historic Places, are fighting St. Paul's efforts to tear it down. Tinchier pointed to that battle as another example of historic preservation vs. a modern design and built-in accessibility.

“We have members of our community that would say, ‘I don't go to this library because I have a child in a wheelchair, and we can't use it or we have to go in the back door,’” Tinchier said.

## Back at Como

Sometimes, accessibility is in the eye of the beholder.

On a sunny day last week, Susan Peltola set her forearm crutches down as she and a friend waited outside the conservatory for their ride home. Diagnosed with multiple myeloma 26 years ago and finding it increasingly hard to get around following repeated leg and hip fractures, Peltola



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James Walsh grimaces as he bangs his wheelchair while exiting the lift in the Polar Bear Odyssey during a recent visit to Como Park Zoo. Since reporter Walsh began using a wheelchair due to multiple sclerosis, he has become more aware of accessibility at the places he likes to visit.

said getting out into the world is critical to her sense of well-being.

Como is among her favorite spots, she said, and pretty accessible. She had not only spent the day visiting the zoo, but she was able to get down into the Sunken Garden. One of the two oft-broken lifts was working that day.

“I've been home all winter,” she said. “So, I'm very pleased.”

Happy, too, was Dennis LaVoie. The Vietnam War veteran has been unable to walk since breaking his back after falling off his roof while shoveling snow five years ago. He goes everywhere in a wheelchair. And, thanks to a battery-powered attachment for his chair, he can cover lots of ground — fast.

He regularly covers the mile or so from his apartment to Como. While some areas are harder to get into than others, he said the zoo and park “are pretty accessible.” If there's a place his chair can't get him into, he just doesn't go.

“Como's good,” LaVoie said. “I mean, yeah, there will come a day when I will be sitting there, only looking out my window. But I am going to

do everything in my power to postpone it as long as I can.”

Still, officials said, more needs to be done. Beyond replacing the lifts with ramps — during times when the Sunken Garden is not reserved for weddings — officials said other improvements are in the works.

Michelle Furrer, Como's campus director, said maintenance funds and money raised by Como Friends will be used soon to install disability access buttons on doors in the aquatics and hoof stock buildings. The city also is seeking state bonding money to remodel the big cat building, where a steep set of stairs makes one side of the building impassible to those with limited mobility.

Funding for additional improvements could come from the recently approved city sales-tax increase, Furrer said. The point, she said, is to keep improving.

“I think every project I have going on has some piece of the lens of ‘How are we making this welcoming for everyone?’” she said.

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# BUSINESS

## U.S. Bancorp names Kedia new president

By NICK WILLIAMS  
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Minneapolis-based U.S. Bancorp announced a major change to its senior leadership team Friday, promoting Gunjan Kedia to president of the parent company of U.S. Bank.

Kedia, whose previous title was vice chair of wealth, corporate, commercial and institutional banking, will report to Andy Cecere, who retains the title of chairman and CEO.

"U.S. Bank is a very special place, has very unique culture, especially in banking, and to be part of that story and to get a chance to play a broader role is very exciting. I feel very



Gunjan Kedia

fortunate," Kedia told the Star Tribune in a Friday interview.

Kedia, 53, will oversee the company's three lines of business: consumer and business banking; payment services; and wealth, corporate, com-

mercial and institutional banking. She has worked for the company for seven years and has spent nearly 30 years in financial services, including leadership roles at PwC and McKinsey & Co., BNY Mellon and State Street Financial.

"During her more than seven years with U.S. Bank, Gunjan has shown herself to be a visionary leader who understands our business and is driven to help us perform at our best. She has an unwavering commitment to serving our clients, building strong teams and living our values," Cecere said in a statement.

Kedia becomes president

as the bank industry remains under pressure for slowing loan and deposit growth, which has affected the company's net interest income. Last month, U.S. Bancorp revised its fiscal 2024 net interest income downward from \$16.6 billion to between \$16.1 billion and \$16.4 billion.

"The banking industry is at a point of real inflection. A lot has happened in the industry since the events of the last year," Kedia said, referring to the meltdown of Silicon Valley Bank and Signature Bank. "We are the largest bank that is not a globally systemically important bank, so we really are big enough to matter, but

small enough to be really caring and trustworthy. We think our opportunity is vast in front of us."

That opportunity includes advancing digital banking products.

"There is an expectation our clients have," Kedia said. "We should know what they need and be there to present that opportunity to them in the right way, at the right time. We also think it's very powerful to attack things like personalization, even fraud prevention or identity protection. It's both offensive abilities and it's also the defense and protecting our client base."

The bank is also seeing

growth following its largest deal in years, the \$8 billion acquisition of MUFG Union Bank that was completed in December 2022. The company spent much of 2023 integrating MUFG, a move that propelled U.S. Bancorp's presence in California from No. 10 to No. 5 in market share, Kedia said.

For the full year of 2023, U.S. Bancorp brought in a record \$28.1 billion in revenue, primarily due to the addition of Union Bank. The bank reported \$5.4 billion in profits last year, down from \$5.8 billion in 2022.

Nick Williams • 612-673-4021

## Owner of Lake State Mountaineering eager to fill void for area climbing and paddling enthusiasts

Steve Schreder is not afraid of a little adventure.

He's climbed Mount Rainier, traversed the Boundary Waters Canoe Area Wilderness more than 200 times, orchestrated a 1,300-mile biking-canoe-backpacking trip through the arrowhead region of Minnesota with his fox red lab Cinna (short for Cinnamon) by his side.

But the past few weeks have put Schreder, 42, on an unusual and intimidating journey.

Schreder, a former manager at Minneapolis' popular Midwest Mountaineering, last week started his own outdoors online store Lake State Mountaineering, with plans to open a physical retail space in Vadnais Heights by mid-June. Schreder said he hopes Lake State will fill a critical void in the local outdoors market, especially for climbing and paddling enthusiasts.

"In order for a particular sport to thrive, especially an outdoors community, there needs to be the home shop," he said.

Lake State currently offers a limited selection of tents, sleeping bags, climbing shoes, climbing carabiners and apparel.

Schreder worked at Midwest Mountaineering for about a decade in various leadership posts from sales operation manager to one of the buyers in charge of selecting much of the outdoor gear that was sold at the store.

"Midwest was a space where a lot of outdoor enthusiasts no matter what kind of category you were in, whether you were considered an expert or beginner ... it was a space that you could call home," he said.

When Schreder first started working at Midwest, there had been staff who had worked there 20 or 30 years and had a lot of firsthand experience they shared with customers. Midwest not only carried a large variety of merchandise for the avid outdoors enthusiast, but it also traditionally hosted events and lessons.

"It really became ... a beacon or a hub of just everything in the outdoors," Schreder said.

But after 53 years in business, owner Rod Johnson said competition from big-box retailers such as REI and more consumers shopping online and direct from the manufacturer forced a decision to close Midwest Mountaineering.

There was a time when



## ALL IN FOR THE OUTDOORS

STORY BY NICOLE NORFLEET • Photo by ELIZABETH FLORES • Star Tribune staff

Schreder thought he might take over Midwest. However, he had a slightly different vision from Johnson on the priorities of the outdoors retailer, and Schreder decided it was better to start anew.

Midwest didn't offer its merchandise online, which limited its reach, especially with younger consumers, he said. After the pandemic, Midwest discontinued a lot of its weekly clinics at the store as staffing became tighter, Schreder said.

"We're adapting to the new outdoor enthusiasts," Schreder said. Johnson, who hopes to turn the

"You kind of have one shot to really do things right."

Steve Schreder, above, on opening a new outdoors shop in Vadnais Heights

former Midwest Mountaineering store into affordable apartments, still remains in touch with Schreder and helps to emcee some outdoor social events.

"I wish him the best," Johnson said of Schreder. "It is a tough

market out there, but he has a lot of energy and enthusiasm. He also loves the outdoors and he likes helping people."

Teaching sessions and events will be a critical part of Lake State when Schreder is able to open the physical retail space. A priority for Lake State is to help the inexperienced climbers or paddlers who are just getting their feet wet, said Schreder, who also has taught at the School of Environmental Studies in Apple Valley.

"A person going to the Boundary Waters who has never been there before ... for someone who

is brand-new, it's extremely daunting," Schreder said.

In the future, Schreder hopes Lake State could have a bar for coffee or alcohol and perhaps feature work from local artists.

But before all of that Schreder has to secure more funding. Last November, when Schreder began to research starting a store, he realized he didn't have enough capital for the down payment for a small business loan.

He created a GoFundMe in February. Several individual investors have come forward to help Schreder raise the initial down payment, but he still needs to secure the loan, Schreder said. Once that is done, he plans to sign the lease for a close to 4,000-square-foot space in Vadnais Heights near the intersection of Hwy. 61 and County Road E East.

Fans might notice some nods to Midwest at Lake State. Its paddle sports-focused department, where customers will be able to get portage packs and canoe supplies, is called "the boathouse," similar to Midwest's boat room. Its climbing section is called the climbing cave like the free attraction that Midwest used to offer. Johnson has also allowed Schreder to use the Thrifty Outfitters name that used to be Midwest's popular discount section.

Others odes to Midwest might be more obvious once Lake State opens its store such as a planned climbing wall and memorabilia from the store including a wooden Midwest sign and a North Face poster signed by mountaineer Conrad Anker.

As for now, Midwest mementos such as maps of the Boundary Waters, certificates of bird adoptions and a pair of snowshoes are waiting in a corner of the basement of Schreder's East Side St. Paul home next to boxes of Lake State store merchandise that he ships himself.

Schreder says starting his own business has been like preparing for a new trip in nature.

"It's almost exactly the same process. Scary and exciting at the same time," Schreder said. "I'm loving what I'm doing because I'm having fun, but scared if I'm doing it the right way."

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### CEO PAYWATCH Corie Barry • Best Buy

## Decline in sales led to decline in pay for Best Buy CEO

By PATRICK KENNEDY • patrick.kennedy@startribune.com

Best Buy CEO Corie Barry's pay slid 22% to \$10.3 million last year, amid nine straight quarters of declining sales that led to the company announcing a "restructuring initiative" in February. That reorganization included recent layoff announcements, including some members of its Geek Squad tech support team and home theater repair technicians.

**Total compensation for the year ended Feb. 2, 2024:**  
\$10,353,509

**Salary:** \$1,325,000

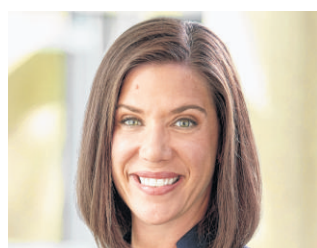
**Non-equity incentive plan compensation:** \$1,972,101

**Other compensation:**  
\$147,240

**Options exercised:** \$330,456

**Value realized on vesting shares:** \$6,578,712

**Total return for fiscal 2023:**  
-6.7%



Best Buy said in its annual proxy statement that sales last year were not as strong as leaders had hoped but that earnings measures came in closer to expectations. The results calculated to a 76% payout on the annual incentive goals for executives, an increase over the annual award from the prior year.

Barry's overall compensation decreased 22% from the \$13.4 million she earned the prior year, mainly because of a decline in the value of long-term equity awards. Barry realized \$6.9 million from previously issued stock options and

restricted stock awards, down from \$11.5 million in the previous fiscal year.

Best Buy's long-term incentive awards are based on total shareholder return relative to the S&P 500 index and a revenue measure. The total return of Best Buy's shares over the three-year period lagged the index, failing to meet the minimum standard for that metric. The company just met the minimum revenue requirement for those awards to earn executives a payout for the three-year performance period.

In the proxy and during earnings calls, Best Buy attrib-

uted the declining sales to several factors including inflation, increased spending on experiences, a stagnant housing market and lower consumer electronics product demand. Best Buy's sales tend to do well when there are new product introductions in the consumer electronic space, and the company said there hasn't been as much product innovation in the past several years.

Barry said she expects consumer electronic sales trends to start improving in the back half of this year.

Patrick Kennedy • 612-673-7926

# WEEKLY MARKETS

**NYSE ACTIVITY**

MOST ACTIVE	Volume	Last	Wk Net
Pfizer	3160340	27.81	+2.41
FordM	2741075	12.43	-0.36
Snaptic A	2100147	16.25	+1.70
NY CmtyB	1873514	3.53	+5.56
Palantir	1810841	23.33	+8.1
EmergBio	1751978	3.89	+1.97
AT&T Inc	1739502	16.85	+1.07
BkofAm	1640815	37.25	-5.8
CVS Health	1480827	55.90	-11.28
Transcon	1346234	5.57	-0.30

**REGIONAL STOCKS**

MOST ACTIVE	Volume	Last	Wk Net
Wells Fargo	83641	59.94	+0.03
3M Co	43889	97.15	+5.32
Mosaic	39891	28.68	-1.57
Medtronic	33412	81.69	+1.95
US Bancorp	32790	41.41	+2.9
XcelEnergy	23252	54.25	+2.9
Target	18485	158.04	-6.70
Gen Mills	17520	69.91	-9.2
CH Robins	17297	81.20	+10.98
HonWllIntl	16475	195.81	+2.36

**NASDAQ ACTIVITY**

MOST ACTIVE	Volume	Last	Wk Net
Tesla	6271013	181.19	+12.90
Apple Inc	54387194	183.38	+14.08
SoFiTech	3972638	6.96	-0.91
Amazon	3358279	186.21	+6.59
TilrayBr	3326559	2.10	+3.2
AMD	2965196	150.60	-6.80
Intel	2853804	30.90	-9.8
CytomX	2340017	4.43	+2.84
WbroDis A	2170070	7.97	-1.4
Nvidia	2081726	887.89	+10.54

**DOW JONES INDUSTRIAL**

Daily Close: 38675.68  
1 wk. change: 436.02

**NASDAQ COMPOSITE**

Daily Close: 16156.33  
1 wk. change: 228.43

**STANDARD & POOR'S 500**

Daily Close: 5127.79  
1 wk. change: 27.83

**RUSSELL 2000**

Daily Close: 2035.72  
1 wk. change: 33.72

**GAINERS**

Last	Wk Net	% Chg	
akaBrnd rs	21.27	+8.52	+66.8
AspenAero	25.11	+9.01	+56.0
Carvana A	121.67	+37.36	+44.3
WidOpW	4.86	+1.39	+40.1
GameStp	16.47	+4.57	+38.4
RushSt	7.86	+1.80	+29.7
PitnyBw	5.27	+1.14	+27.6
GCT Semi	6.09	+1.31	+27.6
AmprisuTc	2.19	+0.45	+25.9
TenetHlth	120.28	+24.15	+25.1

**LOSERS**

Last	Wk Net	% Chg	
JanOne	3.90	-1.20	-23.5
DigIntl	25.73	-5.22	-16.9
NorSys	15.59	-1.72	-10.0
NVE Corp	72.80	-7.59	-9.4
Tennant	106.97	-8.66	-7.5
Mosaic	28.68	-1.57	-5.2
GoldenEnt	31.04	-1.37	-4.2
Target	158.04	-6.70	-4.1
Stratasy	9.72	-0.30	-3.0
HMN Fin	19.45	-0.25	-1.3

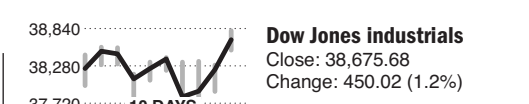
**GAINERS**

Last	Wk Net	% Chg	
SafGreen rs	5.54	+2.60	+88.4
GeneDx A	19.66	+8.58	+77.4
Decipher	25.38	+10.73	+73.2
SYLA Tc	3.18	+1.24	+63.9
Benefic A	10.82	+2.60	+61.6
Enovix	6.09	+3.63	+56.2
CueBioph	2.13	+0.77	+56.0
Lunalinn	3.06	+1.07	+53.8
AGBA R	3.26	+1.12	+52.3
Codexis	3.92	+1.26	+47.4

## Reading the stock quotes

- 52-week high/low:** The highest and lowest price the stock has sold for in the past 12 months.
- Name:** Stocks are listed alphabetically by the company's full name (not its abbreviation). Company names made up of initials appear at the beginning of each letters' list.
- Dividend:** Annual dividend payment, per share.
- P/E:** Price-to-earnings ratio, or the stock's price divided by earnings per share for the past four quarters.
- Friday last:** The last sale price or closing price.
- Friday chg.:** One-day net change in yesterday's closing price as of 4 p.m.
- Week chg.:** Net change in yesterday's price from one week ago.

**Footnotes**  
**d** = new 52-week low; **h** = new 52-week high; **g** = dividend or earnings in Canadian money; **h** = does not meet continued listing standards; **n** = new issue in the past 52 weeks; **h** = high range for those stocks begins with the start of trading; **pf** = preferred stock issue.  
**pr** = preferences; **r** = rights; **rs** = stock has undergone a reverse stock split of at least 50 percent within the past year; **s** = stock split by at least 20 percent within the last year; **wi** = when issued; **wd** = when distributed; **wt** = warrants; **un** = units; **v** = trading halted on primary market; **wj** = in bankruptcy or receivership, or being reorganized under bankruptcy law, appears in front of the name; **chd** = issue has been called for redemption by company; **chi** = trades on Chicago Stock Exchange; **cho** = Trades on Chicago Board of Options Exchange.



**Dividend footnotes**  
**a** = extra dividends were paid, but not included; **b** = annual rate plus stock; **c** = liquidating dividend; **d** = amount declared or paid in last 12 months; **f** = current annual rate, which was increased by most recent dividend announcement; **i** = sum of dividends paid after stock split, no regular rate; **j** = sum of dividends paid in this year, most recent dividend was omitted or deferred; **k** = declared or paid this year, a cumulative issue with dividends in arrears; **m** = current annual rate, which was decreased by most recent dividend announcement; **p** = initial dividend, annual rate not known, yield not shown; **r** = declared or paid in preceding 12 months plus stock dividend **t** = paid in stock, approximate cash value on ex-distribution date.

**Volume footnotes**  
**x** = Ex-dividend yesterday was the first day the stock traded without the right to receive a dividend. The price change is adjusted to reflect that; **y** = Ex-dividend and sales in total shares; **z** = sales are in total shares.

**VESTIS**

Last	Wk Net	% Chg	
Vestis n	9.41	-9.49	-50.2
Bakkt H rs	6.50	-3.50	-35.0
OwensMin	18.21	-6.88	-27.4
WeaveCm	8.32	-3.01	-26.6
Chegg	5.24	-1.86	-26.2
RyersonH	22.84	-7.82	-25.5
LeggPlat	13.95	-4.04	-22.5
Heritagelns	8.15	-2.14	-20.5
Madoff	26.69	-7.02	-20.8
CazoG rs	9.49	-2.40	-20.2

**LOSERS**

Last	Wk Net	% Chg	
JanOne	3.90	-1.20	-23.5
DigIntl	25.73	-5.22	-16.9
NorSys	15.59	-1.72	-10.0
NVE Corp	72.80	-7.59	-9.4
Tennant	106.97	-8.66	-7.5
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GoldenEnt	31.04	-1.37	-4.2
Target	158.04	-6.70	-4.1
Stratasy	9.72	-0.30	-3.0
HMN Fin	19.45	-0.25	-1.3

**LOSERS**

Last	Wk Net	% Chg	
MoBiHil A n	3.39	-20.60	-85.9
SproutSo	28.82	-22.57	-43.9
Xpel Inc	32.07	-22.67	-41.4
NRX Phar rs	2.10	-1.44	-40.7
NaturWood n	3.00	-2.05	-40.6
Plutonin	6.01	-3.74	-38.3
CVRx	9.22	-5.47	-37.2
HeliusMdr rs	2.87	-1.63	-36.2
BonNatFl rs	2.83	-1.44	-33.8
TFF Phr rs	2.03	-0.89	-30.5

## CONSOLIDATED STOCK LISTINGS

52-week High	Low	Name	Div	PE	Fri Last	Fri Chg	Week Chg	52-week High	Low	Name	Div	PE	Fri Last	Fri Chg	Week Chg	52-week High	Low	Name	Div	PE	Fri Last	Fri Chg	Week Chg	52-week High	Low	Name	Div	PE	Fri Last	Fri Chg	Week Chg																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																								
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18.16	13.43	AT&T Inc	3.11e	...	4.9	16.85	+0.3	+1.0	10.15	25.42	CenterPnt	...	80	24	29.45	+0.5	+6.0	90.89	60.33	GenMills	2.36	17	69.81	-7.4	-9.2	23.73	27.83	Mosaic	...	80	28.67	+2.7	+5.7	35.92	29.65	NiceSolu	3.92f	44	35.07	+17.46	+7.22	20.97	12.93	Spotify	...	...	...	296.07	19.0	+6.48	319.30	129.23	Spotify	...	...	...	296.07	19.0	+6.48	87.52	38.85	Square	...	...	...	69.47	-8.3	-5.01	104.21	73.87	StanBldk	3.24	...	...	85.80	-8.1	-3.91	115.98	62.67	Starbucks	2.28f	22	73.11	-1.82	-15.4	71.42	7.79	StateStr	2.76f	14	74.39	+1.19	+1.00	19.51	19.05	StIDynam	1.84f	9	135.47	+4.68	+1.13	25.14	30.27	Stellantis	...	...	...	21.86	+3.1	-2.88	254.00	185.22	Steris Pl	2.08	36	207.82	+1.58	+3.92	21.72	9.43	Stratasy	...	...	...	9.72	+0.7	-0.30	36.14	249.98	Stryker	3.20f	48	328.45	+1.82	-7.16	12.46	7.79	SunCityMtsu	...	...	...	11.56	+1.2	-3.4	141.52	102.74	SunCmts	3.76f	64	117.30	+6.6	-1.78	23.80	11.96	SunCityA	...	...	...	11.38	+0.6	+2.0	55.46	44.7	SunFlr n	2.16	14	52.48	+4.2	+8.1	39.73	27.59	SunGon	2.18f	8	38.24	+1.9	-1.17	129.00	101.17	SupMicr	...	...	...	61.78	+20.18	+74.74	39.41	16.79	Surmodic	...	...	...	86	32.49	-2.06	+6.32	12.98	7.79	SuzanoP	...	...	...	5.16	+1.4	-0.1	45.84	26.59	Synchrony	1.00f	9	45.60	+6.0	+1.8	629.38	365.46	Synopsis	...	...	...	89	536.94	+13.56	-6.72	82.89	62.24	Sysco	2.04f	21	75.36	+1.11	-1.71	168.64	124.92	T-MobileUS	6.5p	24	164.60	-3.1	+6.4	42.49	32.54	TC Energy	2.88f	65	37.62	+1.21	+5.2	104.78	115.65	TE Connect	2.60f	22	142.00	+1.99	+1.79	102.84	75.00	TXI	1.50f	25	95.11	+2.0	-1.25	26.11	9.70	TaiWasi	...	...	...	14.28	-1.7	+0.3	158.40	82.44	TaiWesim	1.56f	27	141.56	+5.33	+2.66	171.19	119.57	TakeTwo	...	...	...	145.88	+2.81	+4.1	17.12	13.01	TakedaPh	...	...	...	20	13.37	+1.0	+3.4	10.72	67.03	TargaRes	3.00f	29	112.31	-6.8	-3.80	181.87	102.93	Tanet	4.40f	20	158.04	-0.8	-6.70	51.65	34.38	TeckRes n	1.9e	14	49.29	-8.4	-1.09	194.99	135.41	Teledyne	...	...	...	21	385.34	-2.6	+10.70	4.25	3.71	TelefeSP	2.8e	...	...	4.56	+0.6	+0.6	11.28	15.30	Telus	1.06	38	16.38	+0.1	+3.1	47.03	24.69	Tenaris	5.4e	6	33.80	+3.0	-8.15	120.03	51.20	TenentHlth	...	...	...	28	120.28	+1.34	+24.1	124.11	72.60	Tennant	1.12	18	106.97	-8.73	-8.66	119.20	81.08	Teraday	4.8f	32	120.44	+3.05	+6.61	29.29	138.80	Tesla	...	...	...	58	181.19	+1.18	+1.92	144.77	70.94	TevaPharm	...	...	...	13.98	-1.0	+1.7	188.12	139.48	Textinet	5.20f	25	178.91	+3.11	-14.03	66.62	42.67	TexPcltd s	...	...	...	30	561.62	+3.06	+3.45	97.34	61.27	Textrol	...	...	...	88	18.59	+2.2	-9.2	162.13	102.94	TFI Intl	1.60f	22	134.52	+1.14	-3.32	603.82	415.60	ThermoF	1.56f	37	572.38	+1.13	-1.22	165.92	117.46	ThomsonR	1.96	68	164.74	+1.78	+10.34	190.70	71.35	TM Co	6.04f	...	...	97.15	+3.4	+3.2	130.63	60.10	TollBros	9.2f	9	123.63	+2.39	+3.41	452.87	199.31	ToBuild	...	...	...	21	402.52	-6.36	-4.56	108.50	78.35	Toro Co	1.36	23	83.31	+5.7	+8.1	76.15	54.69	TorBk	3.1e	9	54.66	-3.2	-4.72	64.97	54.94	TotalEn	3.86e	8	71.63	+2.3	-2.93	255.23	134.25	Toyota	...	...	...	20	23.87	+2.07	+6.16	279.38	185.00	TracSupp	4.40f	27	270.21	+3.51	-3.69	94.00	60.23	TradSwa	...	...	...	88	85.59	+4.7	+3.86	10.04



# REMEMBERING

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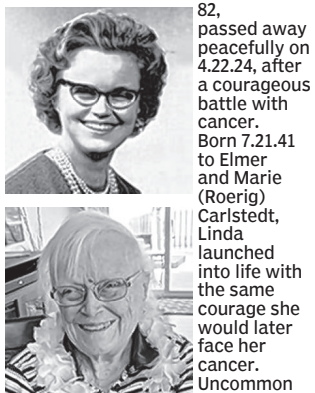
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**Dahlquist, Aron**..... Mpls  
**Peterson, Allan**..... North Oaks  
**Young, Gerald**..... Golden Valley

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Celebrate the life of  
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## Carlstedt, Linda Marie



82, passed away peacefully on 4.22.24, after a courageous battle with cancer. Born 7.21.41 to Elmer and Marie (Roerig) Carlstedt, Linda launched into life with the same courage she would later face her cancer. Uncommon for her era, after graduating Roosevelt HS, '59, she earned a BA, Augsburg, '63, and a MS, '65, & PHD, '68, University of Tucson, all in mathematics. She taught as a grad student and then, upon graduating, at Old Dominion in Norfolk, VA, before moving back to MN. Here she worked in several statistical analyst roles for the State for over 20 years, before retiring in 1998. Linda was a volunteer for AARP and a philanthropist. A life-long learner, Linda also enjoyed gardening, the orchestra, theater, casino, and time spent with others. She was loved by many. Survived by nieces/nephew Stacy (Tom), Juli (Jeff), Jeff; great-nephews/nieces Mike (Amanda), Jesse (Savannah), Shaina (Dan), Will (Taura), Carol (Kevin), Chelsea (Jordan); cousins Jeanne, Jennifer; and second-cousins Reese (Tianna); among many others. Predeceased by her mother and father; sisters Judee (Stan), Carol (Dan); cousin Jim (Karen). An open-house Celebration of Life will be held 7.21.24, 11am-2pm, at Steeple Center, 14375 S Robert Tr, Rosemount, MN, 55068. In lieu of flowers, memorial donations to American Red Cross are preferred. Linda was treasured and will be greatly missed.

## Dahlquist, Aron

age 54, resident of Minneapolis, passed away April 25th at U. of M. Hospital. He is preceded in death by his mother, Tarryl Dahlquist and grandparents William and Lois Brown. Aron's love of life was apparent in everything he did, from his creative and artistic talent to his love of cooking and traveling. His generous fun loving spirit, kindness, and infectious smile will be missed by friends and family alike. He is survived by his father Charles Dahlquist, Charles's wife Patty Lindroth, sister Megan Dahlquist, niece Miracle Peterson and aunt Shelley Brown. A celebration of life gathering will take place mid August. Exact date to be determined.

## Peterson, Allan E.

Age 86 of North Oaks, formerly of St. Paul and Centerville, passed away peacefully at Waverly Gardens on March 21, 2024. Preceded in death by loving wife of 62 years, Lorelei, parents Elmer and Cora, siblings, Charles, Lucille and Elsie. Survived by sons David (Pam) and Rick (Carol), and grandsons Jon and Joe.

He loved skiing with his family and friends and was a ski instructor for Ramsey County Parks at Battle Creek. All the kids knew him as "Uncle Al the kiddie's pal". He also enjoyed hunting, fishing, golf and playing guitar.

He worked many years as an ironworker and was a proud member of Local 512. He helped build many of the skyscrapers in the Twin Cities. Al truly enjoyed boating on the St. Croix River with his wife and sons. He was a 50-year member of the St. Croix Yacht Club (SCYC) and served as its Commodore in 1989.

He had an amazing and adventuresome life, loving wife and family, and many amazing friends.

A Celebration of Life will be held on May 18th from 3:00-6:00 pm at the SCYC Clubhouse in Sunnyside Marina, 6413 St. Croix Trail North, Oak Park Heights, MN. In lieu of flowers, memorials preferred to charity of your choice.

Family interment at Union Cemetery, Noon on Sunday May 19th.

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# U president is recommending Nicholson Hall be renamed

By LIZ NAVRATIL  
liz.navratil@startribune.com

University of Minnesota interim President Jeff Ettinger is recommending the U rename Nicholson Hall, after some faculty raised concerns that Edward Nicholson's actions stoked antisemitism and political repression when he served as dean decades ago.

The recommendation was included in materials prepared for next week's Board of Regents meeting, and a university spokesperson said the U declined to comment beyond that. A final decision on the naming will be made

by regents, likely later this spring.

The Board of Regents has updated its policies in recent years to allow buildings to be renamed if the name is inconsistent with the U's mission, jeopardizes its integrity or "presents risk or harm to the reputation of the University." Those policies grew out of a 2019 controversy when regents faced an outcry from people who wanted them to rename four buildings — including Nicholson Hall — because their namesakes had been accused of backing segregation or engaging in other racist practices.

In recent months, cur-

rent and past leaders of the U's Center for Jewish Studies asked regents to rename Nicholson Hall, submitting a 48-page paper that outlined concerns with his tenure at the U. Nicholson worked at the U from 1895 to 1941, serving as its first dean of student affairs.

The group wrote that Nicholson restricted mail delivery and limited speakers in ways that quashed political dissent. They said he enlisted others to help him surveil student groups, keeping reports that referred to students in racist and antisemitic terms. They said he shared some of that information with people out-

side the U, including political operatives and the FBI. And they said he worked to inappropriately influence regent selection.

The renaming request was also reviewed by the All-University Honors Committee, which unanimously recommended changing the name. The group received more than 360 comments from people weighing in on the name change, nearly 74% of whom supported the effort.

If regents approve the request, the building will be called 216 Pillsbury Drive until a new name is chosen.

Liz Navratil • 612-673-4994

# Judge: Burrell stop, search was valid

Officer said smoke, erratic driving preceded arrest.

By LOUIS KRAUSS  
louis.krauss@startribune.com

A Hennepin County judge has ruled that it was valid for Robbinsdale police to stop and search the vehicle of Myon Burrell before arresting the Minneapolis man whose life sentence for murder in a previous case was commuted in 2020.

Burrell, 38, was charged in September with fifth-degree drug possession and illegal weapon possession following the traffic stop by officer Andrew Nordby. At the time, Nordby said Burrell was driv-

ing erratically on 42nd Avenue N. and that a billow of marijuana smoke emanated from his SUV.

Burrell's attorneys filed a motion in October to suppress evidence seized in the stop, saying there was no probable cause to pull him over or to have his car searched, which led to the discovery of the contraband.

In the motion by defense attorneys Paul Applebaum and Nico Ratkowski, they said the police request for Burrell to get out of his vehicle was "based on nothing more than an imaginary cloud of smoke that allegedly came from inside the vehicle." The motion also cited a 2023 Minnesota Supreme

Court case ruling that the smell of marijuana alone does not justify a search.

Burrell argued in court in February that his charges should be dropped.

District Judge Peter Cahill, who denied the motion to suppress evidence, wrote in an order that Nordby's search of the vehicle was valid. There was probable cause to pull Burrell over, the judge wrote, and squad car footage shows the vehicle committing moving violations.

Cahill cited Nordby's observation of "green leafy debris in plain view" inside the vehicle, and the smell of marijuana, as reasons to search the vehicle for a poten-

tial DWI case.

Burrell's life sentence was commuted by the Minnesota Board of Pardons after he served 18 years in prison, but he's prohibited from possessing firearms because of the felony murder conviction on his record. As a teen, Burrell was charged and convicted of the 2002 killing of 11-year-old Tyesha Edwards, who was struck by a stray bullet in Minneapolis.

According to Cahill, the parties are scheduled to next appear for an omnibus hearing on May 16.

Star Tribune staff writer Kim Hyatt contributed to this story.  
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On X: @Louiskraussnews

# Suspect in 2013 Minneapolis murder arrested

By KYELAND JACKSON  
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Minneapolis authorities have arrested and charged a suspect who fled the country for more than a decade as the shooter in a 2013 murder.

The Hennepin County Attorney's Office charged Suleiman Ali, 30, with second-degree murder. Prosecutors accuse Ali of killing 26-year-old Abdirahman Haji-Ahmed more than a decade ago outside Bobby and Steve's Auto World downtown.

Ali was arrested in Grand Forks, N.D., before being jailed in Hennepin County on May 1. Prosecutors asked Judge Kathleen Sheehy to set Ali's bail at \$2 million.

According to charging documents: Just before midnight on

Oct. 30, 2013, Minneapolis officers responded to a shooting near Washington Avenue S. and 12th Avenue S.. There, outside the gas station, they found a dead man with multiple bullet wounds inside a running car. The Hennepin County Medical Examiner identified that man as Haji-Ahmed.

Investigators collected five bullet cartridges from inside the vehicle, and further testing suggested the bullets were shot from a gun held by someone in the back seat. No suspects were at the scene, but a security guard said a man wearing a letterman-style jacket jumped a nearby fence and fled. Officers found a torn piece of cloth near that fence.

Authorities searched Haji-Ahmed's phone records and found that he called a woman

eight minutes before his death. That woman, identified as "witness 1," said she drove to the gas station with her male friend and an unknown man in order to buy marijuana from Haji-Ahmed. Police arrested witness 1 after she refused to identify the men she traveled with. Calls from jail suggested she was covering up the incident for the shooter.

Surveillance footage from the gas station show Ali exiting witness 1's vehicle with a letterman-style jacket minutes before the shooting, but the case went cold that year when Ali fled the country. Investigators found new leads in Haji-Ahmed's death by 2015, but they announced no arrests.

New evidence surfaced in 2022 when a woman told homicide investigators that

Ali called her the day of the murder. The woman said that Ali called because he needed money to leave the country, adding that Ali admitted to shooting Haji-Ahmed. Ali told her he must leave the country because security footage caught him on camera.

Investigators learned this March that Ali returned to the country. They filed a sealed warrant to arrest him in North Dakota. He was arrested on May 1. Analysts compared Ali's DNA to the torn cloth found near that 2013 crime scene, finding that his DNA is a probable match. His next court hearing is scheduled for May 16.

Star Tribune staff librarian John Wareham contributed to this report.  
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On X: @KyelandJ

# Orchestra's artistic director leaving role, staying on

By JENNA ROSS  
jenna.ross@startribune.com

The St. Paul Chamber Orchestra's beloved artistic director is stepping down. Kyu-Young Kim will exit that role at the end of this season — but will continue as principal violin, the chamber orchestra announced Friday.

"Due to recent organizational decisions and shifts in priorities, I am no longer able to fulfill my dual role as artistic director and principal violin of the SPCO," Kim said in a statement. "I want to thank my colleagues, patrons of the SPCO, and our beloved audience for the opportunity to contribute to the artistic evolution of the SPCO in truly significant ways over the past 11 years."

An accomplished violinist, Kim became artistic director in January 2016. The SPCO said then that it was the first time a playing member had taken the artistic helm of a major American orchestra. Typically, that role is performed by a conductor, but the St. Paul Chamber Orchestra mostly performs without a conductor.

"The Saint Paul Chamber Orchestra respects Kyu's decision," a spokesman said



ELIZABETH FLORES • StarTribune

St. Paul Chamber Orchestra artistic director Kyu-Young Kim is also the ensemble's principal violinist. In response to Kim's announcement, the musicians' union blasted management.

by email Friday. "We appreciate his remarkable contributions over the years as artistic director and we are grateful he has chosen to remain with the Orchestra."

In a news release, the SPCO touted Kim's accomplishments, including the hiring of 16 new musicians and the naming of nine new artistic

partners. He will continue leading the orchestra through June 30.

"In the meantime," the nonprofit said, "the SPCO will work across the organization to determine the next steps for artistic leadership while remaining committed to the SPCO's distinctive musician-led artistic model."

The musicians' union at the SPCO released its own statement Friday, saying that they were "devastated that the actions of the orchestra's management have caused Kyu to resign from his role as artistic director."

"It is the culmination of years of harmful and non-collaborative decisions," the statement continued, "such as that to eliminate many of our venues and community concerts and to drastically shorten our season — that have damaged the legacy and promise of a world-class chamber orchestra."

The union is currently negotiating its contract, which expires this summer.

In February, the chamber orchestra announced that it was cutting three venues from its neighborhood series — in Wayzata, Arden Hills and Stillwater. It's also reducing the number of concerts at St. Paul's United Church of Christ to four per season. So it will be performing 25 fewer concerts overall.

The chamber orchestra still will play 82 concerts in nine venues across the Twin Cities, its leaders pointed out in an email to concertgoers.

Jenna Ross • 612-673-7168

Unable are the  
loved to die.  
For love is  
immortality.

EMILY DICKINSON



# CLASSIFIEDS + PUBLIC NOTICES

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## Mortgage Foreclosures

along said North line a distance of 208.7 feet; thence South and parallel to the West line thereof a distance of 208.7 feet; thence West and parallel to said North line a distance of 208.7 feet; thence North to the point of beginning. Said tract containing 1.0 acre, more or less.

**AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE:** \$320,721.57

**LEGAL DESCRIPTION OF PROPERTY:** That all pre-foreclosure requirements have been complied with; 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, and subject to, the above-described property will be sold by the Sheriff of said county as follows:

**DATE AND TIME OF SALE:** May 21, 2024 at 10:00 AM  
**PLACE OF SALE:** County Sheriff's Office, Scott County Law Enforcement Center, Civil Unit, 301 South Fuller Street, Shakopee, Minnesota

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements; including attorney fees allowed by law, subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns.

**IF THE MORTGAGE IS NOT REINSTITUTED UNDER MINN. STAT. §580.30 OR THE PROPERTY IS NOT REDEEMED UNDER MINN. STAT. §580.23, THE MORTGAGOR MUST VACATE THE PROPERTY ON OR BEFORE 11:59 P.M. ON NOVEMBER 21, 2024, OR THE NEXT BUSINESS DAY IF NOVEMBER 21, 2024 FALLS ON A SATURDAY, SUNDAY OR LEGAL HOLIDAY.**

**NOTICE IS HEREBY GIVEN THAT DEFAULT HAS OCCURRED IN THE CONDITIONS OF THE FOLLOWING DESCRIBED MORTGAGE:**

**DATE OF MORTGAGE:** March 26, 2014  
**ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE:** \$185,700.00  
**MORTGAGOR(S):** Laurie S. Hellerud, single  
**MORTGAGEE:** Mortgage Electronic Registration Systems, Inc., as nominee for Pacific Union Financial, LLC  
**DATE AND PLACE OF FILING:** Recorded on April 8, 2014 as Document Number A10068198, as modified of record by document recorded on July 3, 2017 as Document Number A10455159; thereafter modified of record by document recorded on September 1, 2023 as Document Number 11227945 in the Office of the County Recorder of Hennepin County, Minnesota.

**ASSIGNMENTS OF MORTGAGE:** Assigned to: Mortgage Electronic Registration Systems, Inc., as nominee for Lakewood Loan Servicing, LLC by assignment recorded on July 3, 2017 as Document Number A10455158 in the Office of the County Recorder of Hennepin County, Minnesota; thereafter assigned to Lakewood Loan Servicing, LLC by assignment recorded on July 11, 2022 as Document Number 11126963 in the Office of the County Recorder of Hennepin County, Minnesota.

**LEGAL DESCRIPTION OF PROPERTY:** THAT PART OF CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE COUNTY OF HENNEPIN, STATE OF MINNESOTA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEING KNOWN AND DESIGNATED AS LOTS 1 AND 2 AND NORTH PART OF LOT 3 AND THAT PART OF LOT 15 LYING NORTH OF THE SOUTH LINE OF THE NORTH 22 FEET OF LOT 3 EXTENDED, BLOCK 1, "THE PHILIP HYNES PLACE, MINNEAPOLIS, MINNESOTA," ACCORDING TO THE ORIGINAL PLAT THEREON, SITUATE IN HENNEPIN COUNTY, MINNESOTA

**DATE:** March 28, 2024  
**MORTGAGEE:** Summit Mortgage Corporation  
Wilford, Geske & Cook, P.A. Attorneys for Mortgagee  
7616 Currell Boulevard, Suite 200 Woodbury, MN 55125  
(651) 209-3300  
File Number: 054082-F2  
4/6, 4/13, 4/20, 4/27, 5/4, 5/11/24 Star Tribune

## 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:** Dale H. Peterson and Teresa A. Peterson, husband and wife, As Joint Tenants  
**MORTGAGEE:** Ameriquest Mortgage Company  
**DATED:** April 22, 2003  
**RECORDED:** October 20, 2003  
**ANOKA COUNTY RECORDER DOCUMENT NUMBER:** 186443

**ASSIGNED TO:** Deutsche Bank National Trust Company, as Trustee, in trust for the registered Holders of Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11

**RECORDED:** February 11, 2009  
**ANOKA COUNTY RECORDER DOCUMENT NO.:** 2005451.016  
**ASSIGNED TO:** Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11

**DATED:** September 16, 2014  
**RECORDED:** October 1, 2014  
**ANOKA COUNTY RECORDER DOCUMENT NO.:** 2091491.001

**TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER:** N/A  
**LENDER OR BROKER:** Ameriquest Mortgage Company  
**RESIDENTIAL MORTGAGE SERVICER:** PHH Mortgage Corporation  
**MORTGAGE ORIGINATOR:** Ameriquest Mortgage Company

**LEGAL DESCRIPTION OF PROPERTY:** THAT PART OF THE WEST 430 FEET OF NORTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 33, RANGE 24 LYING NORTH OF THE SOUTH 300 FEET THEREOF, ANOKA COUNTY, MINNESOTA

**TAX PARCEL NO.:** 02-33-25-32-0003  
**ADDRESS OF PROPERTY:** 22333 Xenon St NW, Minneapolis, MN 55430  
**LOCATED IN WHICH PROPERTY IS SITUATED:** Anoka  
**ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE:** \$192,000.00  
**AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE:** \$170,460.98

**DATE AND TIME OF SALE:** June 18, 2024 at 10:00 AM  
**PLACE OF SALE:** Sheriff's Office, 13301 Hanson Boulevard NW, Andover, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney 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 11:59 p.m. on December 11, 2024 at

**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.**

**DATE:** April 18, 2024  
**DEUTSCHE BANK NATIONAL TRUST COMPANY** as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11, Assignee of Mortgage

## Mortgage Foreclosures

By: HALLIDAY, WATKINS & MANN, P.C.

**ATTORNEYS FOR:** Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11, Assignee of Mortgage  
1333 Northland Drive, Suite 205 Mendota Heights, MN 55120  
801-351-1351  
651-228-1753 (fax)  
THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

## 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:** March 26, 2014  
**ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE:** \$185,700.00  
**MORTGAGOR(S):** Laurie S. Hellerud, single

**MORTGAGEE:** Mortgage Electronic Registration Systems, Inc., as nominee for Pacific Union Financial, LLC  
**DATE AND PLACE OF FILING:** Recorded on April 8, 2014 as Document Number A10068198, as modified of record by document recorded on July 3, 2017 as Document Number A10455159; thereafter modified of record by document recorded on September 1, 2023 as Document Number 11227945 in the Office of the County Recorder of Hennepin County, Minnesota.

**ASSIGNMENTS OF MORTGAGE:** Assigned to: Mortgage Electronic Registration Systems, Inc., as nominee for Lakewood Loan Servicing, LLC by assignment recorded on July 3, 2017 as Document Number A10455158 in the Office of the County Recorder of Hennepin County, Minnesota; thereafter assigned to Lakewood Loan Servicing, LLC by assignment recorded on July 11, 2022 as Document Number 11126963 in the Office of the County Recorder of Hennepin County, Minnesota.

**LEGAL DESCRIPTION OF PROPERTY:** THAT PART OF CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE COUNTY OF HENNEPIN, STATE OF MINNESOTA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEING KNOWN AND DESIGNATED AS LOTS 1 AND 2 AND NORTH PART OF LOT 3 AND THAT PART OF LOT 15 LYING NORTH OF THE SOUTH LINE OF THE NORTH 22 FEET OF LOT 3 EXTENDED, BLOCK 1, "THE PHILIP HYNES PLACE, MINNEAPOLIS, MINNESOTA," ACCORDING TO THE ORIGINAL PLAT THEREON, SITUATE IN HENNEPIN COUNTY, MINNESOTA

**DATE:** March 28, 2024  
**MORTGAGEE:** Summit Mortgage Corporation  
Wilford, Geske & Cook, P.A. Attorneys for Mortgagee  
7616 Currell Boulevard, Suite 200 Woodbury, MN 55125  
(651) 209-3300  
File Number: 054082-F2  
4/6, 4/13, 4/20, 4/27, 5/4, 5/11/24 Star Tribune

## 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:** Dale H. Peterson and Teresa A. Peterson, husband and wife, As Joint Tenants  
**MORTGAGEE:** Ameriquest Mortgage Company  
**DATED:** April 22, 2003  
**RECORDED:** October 20, 2003  
**ANOKA COUNTY RECORDER DOCUMENT NUMBER:** 186443

**ASSIGNED TO:** Deutsche Bank National Trust Company, as Trustee, in trust for the registered Holders of Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11

**RECORDED:** February 11, 2009  
**ANOKA COUNTY RECORDER DOCUMENT NO.:** 2005451.016  
**ASSIGNED TO:** Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11

**DATED:** September 16, 2014  
**RECORDED:** October 1, 2014  
**ANOKA COUNTY RECORDER DOCUMENT NO.:** 2091491.001

**TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER:** N/A  
**LENDER OR BROKER:** Ameriquest Mortgage Company  
**RESIDENTIAL MORTGAGE SERVICER:** PHH Mortgage Corporation  
**MORTGAGE ORIGINATOR:** Ameriquest Mortgage Company

**LEGAL DESCRIPTION OF PROPERTY:** THAT PART OF THE WEST 430 FEET OF NORTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 33, RANGE 24 LYING NORTH OF THE SOUTH 300 FEET THEREOF, ANOKA COUNTY, MINNESOTA

**TAX PARCEL NO.:** 02-33-25-32-0003  
**ADDRESS OF PROPERTY:** 22333 Xenon St NW, Minneapolis, MN 55430  
**LOCATED IN WHICH PROPERTY IS SITUATED:** Anoka  
**ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE:** \$192,000.00  
**AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE:** \$170,460.98

**DATE AND TIME OF SALE:** June 18, 2024 at 10:00 AM  
**PLACE OF SALE:** Sheriff's Office, 13301 Hanson Boulevard NW, Andover, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney 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 11:59 p.m. on December 11, 2024 at

**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.**

**DATE:** April 18, 2024  
**DEUTSCHE BANK NATIONAL TRUST COMPANY** as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2003-11, Assignee of Mortgage

## Mortgage Foreclosures

Transaction Agent: Mortgage Electronic Registration Systems, Inc.

**TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER:** 1008671-000059947-1  
**LENDER/BROKER/MORTGAGE ORIGINATOR:** American Mortgage & Equity Consultants, Inc.  
**RESIDENTIAL MORTGAGE SERVICER:** PennyMac Loan Services, LLC

**LOCATED IN WHICH PROPERTY IS SITUATED:** Hennepin  
**PROPERTY ADDRESS:** 844 Sommerville Street S, Shakopee, MN 55379  
**TAX PARCEL ID NUMBER:** 279010260  
**LEGAL DESCRIPTION OF PROPERTY:** All that part of the Southeast Quarter of the Southeast Quarter of Section 9, Township 115, Range 23, City of Shakopee, Scott County, Minnesota, described as follows:

Commencing at the Southeast Corner of Block 106 and running thence Westerly along the South line of said Block 106, 142 feet; thence Easterly parallel to the South line of Block 106, 142 feet to the West line of Sommerville Street; thence Northerly on said West line 60 feet and there terminating. Containing 0.22 of an acre more or less.

**DATE AND TIME OF SALE:** May 30, 2024 at 10:00 AM  
**PLACE OF SALE:** County Sheriff's Office, Scott County Law Enforcement Center, Civil Unit, 301 South Fuller Street, Shakopee, Minnesota

to pay the debt secured by said mortgage and taxes, if any, on said premises and the costs and disbursements, including attorney fees allowed by law, subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns.

**IF THE MORTGAGE IS NOT REINSTITUTED UNDER MINN. STAT. §580.30 OR THE PROPERTY IS NOT REDEEMED UNDER MINN. STAT. §580.23, THE MORTGAGOR MUST VACATE THE PROPERTY ON OR BEFORE 11:59 P.M. ON DECEMBER 02, 2024, OR THE NEXT BUSINESS DAY IF DECEMBER 02, 2024 FALLS ON A SATURDAY, SUNDAY OR LEGAL HOLIDAY.**

**NOTICE IS HEREBY GIVEN THAT DEFAULT HAS OCCURRED IN THE CONDITIONS OF THE FOLLOWING DESCRIBED MORTGAGE:**

**DATE OF MORTGAGE:** March 26, 2014  
**ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE:** \$185,700.00  
**MORTGAGOR(S):** Laurie S. Hellerud, single

**MORTGAGEE:** Mortgage Electronic Registration Systems, Inc., as nominee for Pacific Union Financial, LLC  
**DATE AND PLACE OF FILING:** Recorded on April 8, 2014 as Document Number A10068198, as modified of record by document recorded on July 3, 2017 as Document Number A10455159; thereafter modified of record by document recorded on September 1, 2023 as Document Number 11227945 in the Office of the County Recorder of Hennepin County, Minnesota.

**ASSIGNMENTS OF MORTGAGE:** Assigned to: Mortgage Electronic Registration Systems, Inc., as nominee for Lakewood Loan Servicing, LLC by assignment recorded on July 3, 2017 as Document Number A10455158 in the Office of the County Recorder of Hennepin County, Minnesota; thereafter assigned to Lakewood Loan Servicing, LLC by assignment recorded on July 11, 2022 as Document Number 11126963 in the Office of the County Recorder of Hennepin County, Minnesota.

**LEGAL DESCRIPTION OF PROPERTY:** THAT PART OF CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE COUNTY OF HENNEPIN, STATE OF MINNESOTA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEING KNOWN AND DESIGNATED AS LOTS 1 AND 2 AND NORTH PART OF LOT 3 AND THAT PART OF LOT 15 LYING NORTH OF THE SOUTH LINE OF THE NORTH 22 FEET OF LOT 3 EXTENDED, BLOCK 1, "THE PHILIP HYNES PLACE, MINNEAPOLIS, MINNESOTA," ACCORDING TO THE ORIGINAL PLAT THEREON, SITUATE IN HENNEPIN COUNTY, MINNESOTA

**DATE:** March 28, 2024  
**MORTGAGEE:** Summit Mortgage Corporation  
Wilford, Geske & Cook, P.A. Attorneys for Mortgagee  
7616 Currell Boulevard, Suite 200 Woodbury, MN 55125  
(651) 209-3300  
File Number: 051520-F3  
4/13, 4/20, 4/27, 5/4, 5/11, 5/18/24 Star Tribune

## STATE OF MINNESOTA DISTRICT COURT COUNTY OF HENNEPIN FOURTH JUDICIAL DISTRICT COURT FILE NO. 27-CV-24-5252 SUMMONS

Specialized Loan Servicing LLC Plaintiff,

The Estate of Sam E. Maxie, Sr. and his known heirs Eric Maxie, Kevin Maxie, Regina Rucker and Sam Maxie, Jr. and the unknown heirs of Sam E. Maxie, Sr. Defendant,

**THIS SUMMONS IS DIRECTED TO THE ABOVE NAMED DEFENDANTS:**

**1. YOU ARE BEING SUED.** The Plaintiff has started a lawsuit against you. The Plaintiff's Complaint against you is attached to this summons and is on file in the office of the Court Administrator at the above-named Court. Do not throw these papers away. They are official papers that affect your rights. You must respond to this lawsuit even though it may not yet be filed with the Court and there may be no court file number on this

**2. YOU MUST REPLY WITHIN 21 DAYS TO PROTECT YOUR RIGHTS.** You must give or mail to the person who signed this summons a written response called an Answer within 21 days of the date on which you received this summons. You must send a copy of your Answer to the person who signed this summons located at:  
Tracy J. Halliday, Esq.  
Christine A. Barry, Esq.  
LOGS Legal Group LLP  
1715 Yankee Doodle Road, Suite 210 Eagan, MN 55121

**3. YOU MUST RESPOND TO EACH CLAIM.** The Answer is your written response to the Plaintiff's Complaint. In your Answer you must state whether you agree or disagree with each paragraph of the Complaint. If you believe the Plaintiff should not be given everything asked for in the Complaint, you must say so in your Answer.

**4. YOU WILL LOSE YOUR CASE IF YOU DO NOT SEND A WRITTEN RESPONSE TO THE COMPLAINT TO THE PERSON WHO SIGNED THIS SUMMONS.** If you do not answer within 21 days, you will lose this case. You will not get to tell your side of the story, and the Court may decide against you and award the Plaintiff everything asked for in the Complaint. If you do not want to contest the claims stated in the Complaint, you do not need to respond. A default judgment can then be entered against you for the relief requested in the Complaint.

**5. GET LEGAL HELP.** You may wish to get legal help from a lawyer. If you do not have a lawyer, the Court Administrator may have information about places where you can get legal assistance. Even if you cannot get legal help, you must still provide a written Answer to protect your rights or you may lose the case.

**6. ALTERNATIVE DISPUTE RESOLUTION.** The parties may agree to or be ordered to participate in an alternative dispute resolution process under the Rules of Practice. You must still send your written response to the Complaint even if you expect to use alternative means of resolving this dispute.

**7. THIS LAWSUIT MAY AFFECT OR BEING INTO QUESTION TITLE TO REAL PROPERTY.** Located in the County of Hennepin State of Minnesota, legally described as follows: LOT 18 AND THAT PART OF LOT 17, BLOCK 3, DONNAY'S BROOKDALE ESTATES 5TH LYING NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE MOST NORTHERLY CORNER OF SAID LOT 17; THENCE SOUTHEASTERLY TO A POINT IN THE MOST EASTERLY CORNER OF SAID LOT 17 AND THEREBY TERMINATING, HENNEPIN COUNTY, MINNESOTA.

To be Reformed to: Lot 18 and that part of Lot 17, Block 3, Donnay's Brookdale Estates 5th lying Northeastly of the following described line: Beginning at the most Norther-

## Mortgage Foreclosures

ly corner of said Lot 17; thence Southeasterly to a point in the Southeastly line of said Lot 17 distant 81 feet Southwestly to the East Easterly corner of said Lot 17 and thereby terminating, Hennepin County, Minnesota.

The object of this action is to reform the legal description in the Mortgage recorded on August 14, 2003 as Document No. 81323999.

**LEGAL NOTICE OF NO PERSONAL CLAIM**  
Pursuant to Minn. Stat. § 557.03 you are hereby served with notice that no personal claim is made against you and that any defendant upon whom this notice is served who unreasonably defends this action shall pay full costs to the plaintiff.

**DATED:** April 3, 2024  
**LOGS LEGAL GROUP LLP**  
By: /s/ Christine A. Barry  
Tracy J. Halliday - 034610X  
1715 Yankee Doodle Road Suite 210 Eagan, MN 55121  
(952) 831-4060  
THIS COMMUNICATION IS FROM A DEBT COLLECTOR

**DATE AND TIME OF SALE:** June 4, 2024 at 11:00 AM  
**PLACE OF SALE:** Hennepin County Sheriff's Office, Civil Division, Room 190, 350 South 5th Street, Minneapolis, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney fees allowed by law subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns unless the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 is 11:59 p.m. on December 4, 2024, unless that date falls on a weekend or legal holiday, in which case it is the next weekday, and unless the redemption period is reduced to 5 weeks under MN Stat. Secs. 580.07 or 582.032.

**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.**

**DATE:** April 1, 2024  
**FEDERAL HOME LOAN MORTGAGE CORPORATION**, as trustee  
**MORTGAGEE/ASSIGNEE OF MORTGAGEE:** LIEBOWITZ, WEINGARTEN, DOBIE & BARBEE, P.L.P.  
Attorneys for Mortgagee/Assignee of Mortgagee  
4500 Park Glen Road #300 Minneapolis, MN 55416  
(952) 925-6888  
38 24-002598 FC

**LEGAL NOTICE REQUIRED BY FEDERAL LAW:** THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**DATE AND TIME OF SALE:** June 4, 2024 at 11:00 AM  
**PLACE OF SALE:** Hennepin County Sheriff's Office, Civil Division, Room 190, 350 South 5th Street, Minneapolis, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney fees allowed by law subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns unless the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 is 11:59 p.m. on December 4, 2024, unless that date falls on a weekend or legal holiday, in which case it is the next weekday, and unless the redemption period is reduced to 5 weeks under MN Stat. Secs. 580.07 or 582.032.

**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.**

**DATE:** April 1, 2024  
**FEDERAL HOME LOAN MORTGAGE CORPORATION**, as trustee  
**MORTGAGEE/ASSIGNEE OF MORTGAGEE:** LIEBOWITZ, WEINGARTEN, DOBIE & BARBEE, P.L.P.  
Attorneys for Mortgagee/Assignee of Mortgagee  
4500 Park Glen Road #300 Minneapolis, MN 55416  
(952) 925-6888  
38 24-002598 FC

**LEGAL NOTICE REQUIRED BY FEDERAL LAW:** THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**DATE AND TIME OF SALE:** June 4, 2024 at 11:00 AM  
**PLACE OF SALE:** Hennepin County Sheriff's Office, Civil Division, Room 190, 350 South 5th Street, Minneapolis, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney fees allowed by law subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns unless the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 is 11:59 p.m. on December 4, 2024, unless that date falls on a weekend or legal holiday, in which case it is the next weekday, and unless the redemption period is reduced to 5 weeks under MN Stat. Secs. 580.07 or 582.032.

**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.**

**DATE:** April 1, 2024  
**FEDERAL HOME LOAN MORTGAGE CORPORATION**, as trustee  
**MORTGAGEE/ASSIGNEE OF MORTGAGEE:** LIEBOWITZ, WEINGARTEN, DOBIE & BARBEE, P.L.P.  
Attorneys for Mortgagee/Assignee of Mortgagee  
4500 Park Glen Road #300 Minneapolis, MN 55416  
(952) 925-6888  
38 24-002598 FC

**LEGAL NOTICE REQUIRED BY FEDERAL LAW:** THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**DATE AND TIME OF SALE:** June 4, 2024 at 11:00 AM  
**PLACE OF SALE:** Hennepin County Sheriff's Office, Civil Division, Room 190, 350 South 5th Street, Minneapolis, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney fees allowed by law subject to redemption within six (6) months from the date of said sale by the mortgagor(s), their personal representatives or assigns unless the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 is 11:59 p.m. on December 4, 2024, unless that date falls on a weekend or legal holiday, in which case it is the next weekday, and unless the redemption period is reduced to 5 weeks under MN Stat. Secs. 580.07 or 582.032.

**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.**

**DATE:** April 1, 2024  
**FEDERAL HOME LOAN MORTGAGE CORPORATION**, as trustee  
**MORTGAGEE/ASSIGNEE OF MORTGAGEE:** LIEBOWITZ, WEINGARTEN, DOBIE & BARBEE, P.L.P.  
Attorneys for Mortgagee/Assignee of Mortgagee  
4500 Park Glen Road #300 Minneapolis, MN 55416  
(952) 925-6888  
38 24-002598 FC

**LEGAL NOTICE REQUIRED BY FEDERAL LAW:** THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

**DATE AND TIME OF SALE:** June 4, 2024 at 11:00 AM  
**PLACE OF SALE:** Hennepin County Sheriff's Office, Civil Division, Room 190, 350 South 5th Street, Minneapolis, MN to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorney fees allowed by law



# CLASSIFIEDS + PUBLIC NOTICES

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## Mortgage Foreclosures

ing title to the premises subject to said Declaration, said lien will be foreclosed by the sale of said property by the Sheriff of said county at the Anoka County Sheriff's Department, 13301 Hanson Boulevard NW, Andover, Minnesota, on July 2, 2024, at 10:00 o'clock a.m., at public auction to the highest bidder, for cash, to pay the amount then due for said assessments, together with the costs of foreclosure, including attorneys' fees as allowed by law. The time allowed by law for redemption by the unit owners, their personal representatives or assigns is six (6) months from the date of said sale.

The following information is provided pursuant to Minnesota Statutes Sections 580.025 and 580.04:  
(1) Street Address of Property: 6992 139th Lane NW, Ramsey, MN 55303

(2) Name of Transaction Agent, Residential Mortgage Servicer, Lender &/or Broker: NewRez LLC  
(3) Tax Parcel Identification Number of the Property: 34-32-25-22-0034  
(4) Transaction Agent's Mortgage Identification Number, if known: N/A  
(5) Name of Mortgage Originator, if stated on mortgage: N/A  
(6) Date of mortgage: August 27, 2009

REDEMPTION NOTICE  
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 FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: May 1, 2024  
HELLMUTH & JOHNSON  
By: Phaedra J. Howard  
File No. #291357

Nancy T. Polomis, I.D. #227584  
Attorneys for Lienor  
8050 West 78th Street  
Edina, MN 55439  
(952) 941-4005  
Lienor: Rivenwick Master Association

By: Phaedra J. Howard  
Nancy T. Polomis  
Its: Attorney in Fact  
THIS INSTRUMENT WAS DRAFTED BY: HELLMUTH & JOHNSON  
8050 West 78th Street  
Edina, MN 55439  
(952) 941-4005  
File No. 14112.0086

5/4, 5/11, 5/18, 5/25, 6/1, 6/8/24  
Star Tribune

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: September 28, 2021  
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$351,319.00  
MORTGAGOR(S): Brandi Bozek, an unmarried woman

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for American Home Mortgage Investment Rate, Inc.  
DATE AND PLACE OF FILING: Recorded on December 7, 2021 and memorialized upon Certificate of Title No. 643182 as Document Number T02719549 in the Office of the County Registrar of Titles of Ramsey County, Minnesota.

ASSIGNMENTS OF MORTGAGE: Assigned to: Lakeview Loan Servicing, LLC by assignment recorded on January 13, 2023 as Document Number T02747992 in the Office of the County Registrar of Titles of Ramsey County, Minnesota.  
LEGAL DESCRIPTION OF PROPERTY: Real Property in Ramsey County, Minnesota, described as follows: Lot 24, Norton's Richfield Acres, Ramsey County, Minnesota. Torrens Certificate 61410  
10263022340006.

REGISTERED PROPERTY  
STREET ADDRESS OF PROPERTY: 3661 WHITE BEAR AVE N, WHITE BEAR LAKE, MN 55110  
COUNTY IN WHICH PROPERTY IS LOCATED: Ramsey County, Minnesota.

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$351,728.54  
TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.  
NAME OF MORTGAGE ORIGINATOR: Guaranteed Rate, Inc.  
RESIDENTIAL SERVICER: Flagstar Bank, N.A.  
TAX PARCEL IDENTIFICATION NUMBER: 2630.22.34.0006  
TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER: 100196399033371293

That no action or proceeding has been instituted at law to recover the debt then remaining secured by such mortgage, or any part thereof, or, if the action or proceeding has been instituted, that the same has been discontinued, or that an execution upon the judgment rendered therein has been returned unsatisfied, in whole or in part.

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: June 25, 2024 at 10:00 AM  
PLACE OF SALE: Ramsey County Sheriff's Office, 360 Wabasha St. N., Suite 111, St. Paul, MN 55102, to pay the debt then secured by said mortgage and taxes, if any actually paid by the mortgagee, on the premises 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.

TIME AND DATE TO VACATE PROPERTY: 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 December 26, 2024.

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 FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: None  
Dated: April 30, 2024  
LAKEVIEW LOAN SERVICING, LLC  
Mortgagee  
TROTTLAW, P.C.  
By: /s/ N. Kibongni Fondungallah, Esq.\*  
Samuel R. Coleman, Esq.  
Sung Woo Hong, Esq.  
Attorneys for Mortgagee  
25 Dale Street North  
St. Paul, MN 55102  
(651) 209-9760  
(24-0001-FC01)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR  
5/4, 5/11, 5/18, 5/25, 6/1, 6/8/24  
Star Tribune

## Mortgage Foreclosures

21-114161  
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 27, 2009  
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$273,200.00  
MORTGAGOR(S): Nathan D. Grand, an unmarried man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc.  
TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.  
M/N#: 100020000451908168  
LENDER OR BROKER AND MORTGAGE ORIGINATOR STATED ON THE MORTGAGE: PHH Home Loan, LLC  
SERVICER: NewRez LLC, d/b/a Shellpoint Mortgage Servicing

DATE AND PLACE OF FILING: Filed September 28, 2009, Ramsey County Recorder, as Document Number 4184181  
ASSIGNMENTS OF MORTGAGE: Assigned to: PHH Mortgage Corporation; thereafter assigned to New Residential Mortgage LLC; thereafter assigned to PHH Mortgage Corporation; thereafter assigned to NewRez LLC DBA Shellpoint Mortgage Servicing; thereafter assigned to US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VRMTG Asset Trust

LEGAL DESCRIPTION OF PROPERTY: The West 40 feet of Lots 5, 6, and 7, Block 1, College Place Taylor's Division, Ramsey County, Minnesota.  
PROPERTY ADDRESS: 1599 Taylor Avenue West, Saint Paul, MN 55104  
PROPERTY IDENTIFICATION NUMBER: 282923410098  
COUNTY IN WHICH PROPERTY IS LOCATED: Ramsey

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$79,197.65  
THAT all pre-foreclosure requirements have been complied with; 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: May 21, 2024, 10:00AM  
PLACE OF SALE: Sheriff's Main Office, Ramsey County Sheriff's Office Civil Process, 360 Wabasha St N, Suite 111, St. Paul, MN 55102 to pay the debt 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) the personal representatives or assigns.

TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property, if the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 is 11:59 p.m. on November 21, 2024, or the next business day if November 21, 2024 falls on a Saturday, Sunday or legal holiday.

"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 FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: March 26, 2024  
US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VRMTG Asset Trust  
Assignee of Mortgagee  
LOGS Legal Group LLP  
Tracy J. Halliday - 034610X  
LOGS Legal Group LLP  
Attorneys for Mortgagee  
1715 Yankee Doodle Road, Suite 210 Eagan, MN 55121  
(952) 831-4060

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR  
3/30, 4/6, 4/13, 4/20 4/27, 5/4/24  
Star Tribune

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 15, 2022  
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$232,707.00  
MORTGAGOR(S): Jose Luis Rodriguez Fajardo, a married man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for Home Point Financial Corporation  
DATE AND PLACE OF FILING: Recorded on August 19, 2022 as Document Number A1515004 in the Office of the County Recorder of Wright County, Minnesota.

ASSIGNMENTS OF MORTGAGE: Assigned to: Lakeview Loan Servicing, LLC by assignment recorded on April 12, 2024 as Document Number A1550801 in the Office of the County Recorder of Wright County, Minnesota.  
LEGAL DESCRIPTION OF PROPERTY: Lot 18, Block 8, SUNSET PONDS, Common Interest Community Number 76, a planned community, Wright County, Minnesota - STREET ADDRESS OF PROPERTY: 9112 GOODRICH DR, MONTICELLO, MN 55362

COUNTY IN WHICH PROPERTY IS LOCATED: Wright County, Minnesota.  
THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$237,170.32  
TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.  
NAME OF MORTGAGE ORIGINATOR: Home Point Financial Corporation  
RESIDENTIAL SERVICER: LoanCare, LLC  
TAX PARCEL IDENTIFICATION NUMBER: RP155-159-008180  
TRANSACTION AGENT'S MORTGAGE IDENTIFICATION NUMBER: 100661190012463268

That no proceeding has been instituted at law to recover the debt then remaining secured by such mortgage, or any part thereof, or, if the action or proceeding has been instituted, that the same has been discontinued, or that an execution upon the judgment rendered therein has been returned unsatisfied, in whole or in part.

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: June 18, 2024 at 10:00 AM  
PLACE OF SALE: Wright County Sheriff's Office, 3800 Braddock Ave. N, Buffalo, MN 55313, 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.

TIME AND DATE TO VACATE PROPERTY: 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 December 26, 2024.

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 FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: None  
Dated: April 30, 2024  
LAKEVIEW LOAN SERVICING, LLC  
Mortgagee  
TROTTLAW, P.C.  
By: /s/ N. Kibongni Fondungallah, Esq.\*  
Samuel R. Coleman, Esq.  
Sung Woo Hong, Esq.  
Attorneys for Mortgagee  
25 Dale Street North  
St. Paul, MN 55102  
(651) 209-9760  
(24-0001-FC01)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR  
5/4, 5/11, 5/18, 5/25, 6/1, 6/8/24  
Star Tribune

## Mortgage Foreclosures

months from the date of sale. TIME AND DATE TO VACATE PROPERTY: 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 December 18, 2024.

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.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: None  
Dated: April 24, 2024  
LAKEVIEW LOAN SERVICING, LLC  
Mortgagee  
TROTTLAW, P.C.  
By: /s/ N. Kibongni Fondungallah, Esq.\*  
Samuel R. Coleman, Esq.  
Sung Woo Hong, Esq.  
Attorneys for Mortgagee  
25 Dale Street North  
St. Paul, MN 55102  
(651) 209-9760  
(24-0369-FC01)

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR  
4/27, 5/4, 5/11, 5/18, 5/25, 6/1/24  
Star Tribune

19-112239  
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: December 21, 2007  
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$216,500.00  
MORTGAGOR(S): Eugene J. Labey and Tammy J. Labey, husband and wife

MORTGAGEE: Wells Fargo Bank, N.A.  
LENDER OR BROKER AND MORTGAGE ORIGINATOR STATED ON THE MORTGAGE: Wells Fargo Bank, N.A.  
SERVICER: Specialized Loan Servicing, LLC  
DATE AND PLACE OF FILING: Filed January 30, 2008, Ramsey County Recorder, as Document Number 4077297

ASSIGNMENTS OF MORTGAGE: Assigned to: Specialized Loan Servicing, LLC, dated February 12, 2018 filed: February 15, 2018, recorded as document number A04789865  
LEGAL DESCRIPTION OF PROPERTY: Lot 10, Block 1, Common Interest Community No. 335, Cedar Cove Village

PROPERTY ADDRESS: 1783 Cedar Cove, White Bear Lake, MN 55110  
PROPERTY IDENTIFICATION NUMBER: 273022410034  
COUNTY IN WHICH PROPERTY IS LOCATED: Ramsey

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$269,989.65  
THAT all pre-foreclosure requirements have been complied with; 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: May 23, 2024, 10:00AM  
PLACE OF SALE: Sheriff's Main Office, Ramsey County Sheriff's Office Civil Process, 360 Wabasha St N, Suite 111, St. Paul, MN 55102 to pay the debt 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) the personal representatives or assigns.

TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property, if the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23 is 11:59 p.m. on November 21, 2024, or the next business day if November 23, 2024 falls on a Saturday, Sunday or legal holiday.

"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 FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: March 27, 2024  
Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Seasoned Credit Risk Transfer Trust, Series 2018-1  
Assignee of Mortgagee  
LOGS Legal Group LLP  
Tracy J. Halliday - 034610X  
LOGS Legal Group LLP  
Attorneys for Mortgagee  
1715 Yankee Doodle Road, Suite 210 Eagan, MN 55121  
(952) 831-4060

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR  
3/30, 4/6, 4/13, 4/20 4/27, 5/4/24  
Star Tribune

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 15, 2022  
ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$213,000.00  
MORTGAGOR(S): Thomas Morris, a single man, and Priscilla Pohl, a single woman, as joint tenants

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as mortgagee for Bay Equity LLC, its successors and assigns  
DATE AND PLACE OF RECORDING: Recorded: January 6, 2021 Scott County Recorder  
Document Number: A1152713  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
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Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
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Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
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Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
Dated: July 21, 2023  
Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
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Lender/Broker/Mortgage Originator: Bay Equity LLC  
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Residential Mortgage Servicer: PennyMac Loan Services, LLC  
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Transaction Agent: Mortgage Electronic Registration Systems, Inc.  
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Lender/Broker/Mortgage Originator: Bay Equity LLC  
Residential Mortgage Servicer: PennyMac Loan Services, LLC  
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Recorded: August 2, 2023 Scott County Recorder  
Document Number: A1177314  
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Transaction Agent Mortgage Identification Number: 1006166-0004121169-0  
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TWIN CITIES TODAY	SUN • 5/5	MON • 5/6	TUE • 5/7	WED • 5/8	THU • 5/9	FRI • 5/10
Shows then sun 7a: 49° • noon: 53° • 5p: 58°	Sunny and gorgeous	Clouds increase, windy again	Periods of rain likely, t-storms	Sunny breaks, stiff breeze	Showers, damp	Showers taper, cool breeze
60° Daytime high Precip: 90% • Wind: N 10-15	68° 48° Precip: 0% • Wind: NE 5-10	72° 61° Precip: 10% • Wind: SE 15-30	71° 54° Precip: 90% • Wind: S 15-30	68° 50° Precip: 20% • Wind: SW 15-25	61° 51° Precip: 50% • Wind: W 10-20	60° 47° Precip: 30% • Wind: NW 10-20

\*Overnight low: Lowest temperature between 7 p.m. and 7 a.m. the next day

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# WEATHER

with Paul Douglas

Video forecasts: [startribune.com/weather](http://startribune.com/weather)  
Paul's blog: [startribune.com/pauldouglas](http://startribune.com/pauldouglas)

## Saturday puddles, then a magnificent Sunday

"Among the changing months, May stands confessed / The sweetest, and in fairest colors dressed," wrote Scottish poet James Thomson.

May, as in it may finally warm up. Enough rain to end nagging drought over central and southern Minnesota, interspersed with sunny days and popcorn cumulus clouds. Despite soaking rains, nothing severe (yet). No running or screaming. No smoke from distant fires. But let's not chat about allergies or bugs. It's shaping up to be a very skeeter-friendly spring.

The Twin Cities National Weather Service reported a trace of snow in April (just flurries). Compare that with 26.1 inches of flurries in April 2018. Hard to believe we're living in the same place. Most of Minnesota has seen its last frost, freeze and flakes. Now the question is, what's next?

Rain this morning tapers by afternoon with a stunning, post-card-perfect blue sky Sunday. Storms stalling nearby will create a jumble of showers next week, but I see drier, warmer weather by late May. The transition to summer is awkward indeed.

### MINNESOTA DATA FOR APRIL 2024

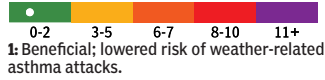
City	Monthly avg. temp.	Departure from norm.	High	Low	Total precip.
Albert Lea	48.2	+2.2	83	23	4.37
Alexandria	45.8	+3.3	83	28	4.27
Bemidji	41.6	+2.5	73	16	1.33
Brainerd	44.9	+4.0	78	24	3.47
Detroit Lakes	46.3	+3.9	79	25	2.37
Duluth	41.6	+2.0	67	23	2.71
Grand Marais	36.6	+0.5	57	18	3.15
Hibbing	39.4	+2.3	70	13	2.85
International Fa	40.8	+2.7	68	12	1.38
Mankato	48.8	+3.6	88	26	3.35
Redwood Falls	49.0	+3.2	88	28	4.10
Rochester	46.8	+1.6	80	27	3.92
St. Cloud	47.4	+4.0	85	26	5.51
Worthington	47.7	+3.8	85	25	2.94

Yesterday	High	Low	Precipitation
Friday, May 3	70°	46°	24 hours-6 p.m. yesterday 0.00"
Average	64°	45°	Yesterday's record 1.72" in 1912
Record	1949: 93°	1967: 18°	Month to yesterday 0.62"
This day last year	70°	38°	Month record 10.33" in 1906
Yesterday's snapshot (*estimate)			Above / below average +0.29"
12 am 51	6 am 47	Noon 65	6 pm 69
3 am 48	9 am 54	3 pm 68	9 pm* 62
Heating degree days	2024	2023	Avg.
24 hrs to 6 p.m. yest.	7	11	10
Seasonal	5768	7187	7226

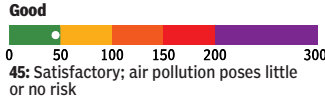
Forecasts and graphics, with the exception of Paul Douglas' article and 7-day forecast, provided by AccuWeather.com ©2024

### HEALTH REPORT

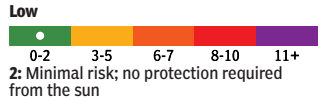
#### TODAY'S ASTHMA INDEX



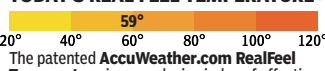
#### TODAY'S AIR QUALITY



#### TODAY'S UV INDEX



#### TODAY'S REAL FEEL TEMPERATURE®



### AROUND MINNESOTA

CITY	TODAY	SUN
Albert Lea	58/41/pc	66/48/pc
Alexandria	60/40/pc	66/49/pc
Bemidji	55/36/c	63/42/s
Brainerd	61/38/c	67/46/s
Detroit Lakes	56/37/pc	64/46/s
Duluth	53/38/r	61/42/s
Fergus Falls	60/40/pc	68/49/s
Grand Marais	48/37/r	51/38/s
Hibbing	53/32/c	62/35/s
Mankato	59/42/pc	67/51/s
Moorhead	60/38/pc	68/50/s
Redwood Falls	61/41/pc	67/49/s
Rochester	57/39/r	66/45/pc
St. Cloud	63/38/pc	66/47/s
Worthington	60/40/pc	66/48/s

### RIVER STAGES

Stages in feet as of 7 a.m. yesterday

Mississippi River	Flood Stage	24-hr. Chg.
near Royalton	--	12.52 +0.34
at St. Cloud	9	7.06 +0.10
at Champlin	12	7.01 +0.34
at Brooklyn Park	12	7.70 +0.40
at Fridley	16	8.98 +0.46
at St. Paul	14	7.73 +0.90

Minnesota River

at Mankato	at Henderson	at Savage
22	732	702
13.85	727.14	696.48
+1.42	+1.32	+1.21

### SOLAR TABLE

The solar period indicates peak feeding times for fish and game.

Major	Minor	Major	Minor
Today 8:59 am	2:47 am	9:24 pm	3:12 pm
Sun. 9:42 am	3:30 am	10:07 pm	3:55 pm
Mon. 10:27 am	4:14 am	10:53 pm	4:40 pm
Tue. 11:17 am	5:03 am	11:44 pm	5:30 pm
Wed. 12:12 pm	5:58 am	12:41 pm	6:26 pm
Thu. 12:43 am	6:58 am	1:13 pm	7:27 pm
Fri. 1:47 am	8:02 am	2:17 pm	8:31 pm

### SUN AND MOON TODAY

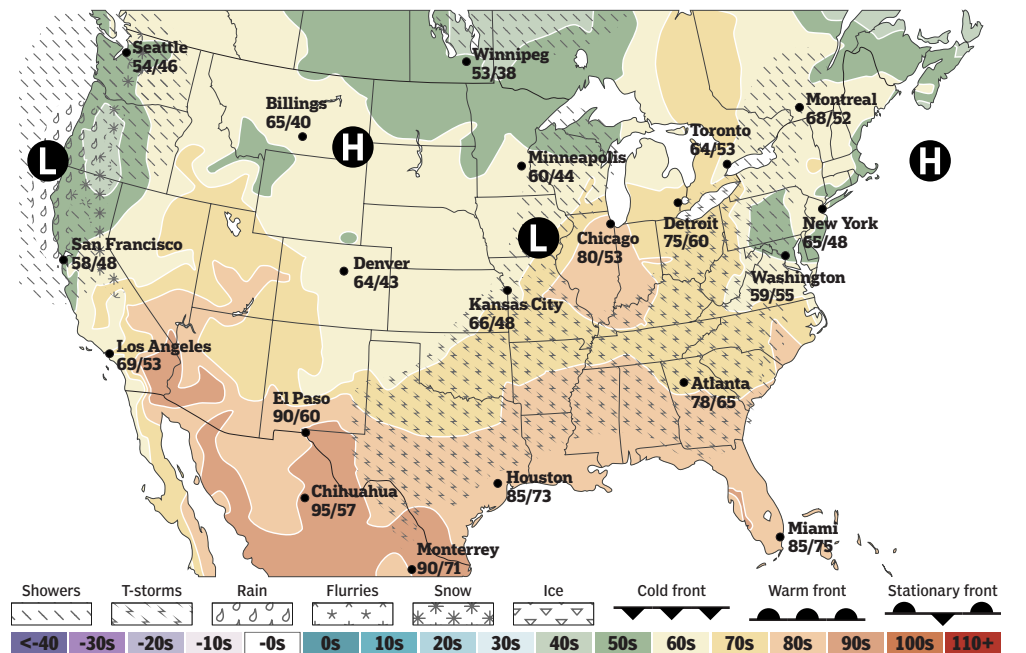
Total daylight: 14 hours, 24 minutes

New	First
May 7	May 15

Full	Last
May 23	May 30

Sunrise: 5:58 am    Sunset: 8:22 pm  
Moonrise: 4:19 am    Moonset: 4:19 pm

### NATIONAL OUTLOOK



Yesterday's high / low (for the 48 contiguous states): 99 in Del Rio, TX / 14 in Gothic, CO

U.S. & WORLD CITIES • s-sunny • pc-partly cloudy • c-cloudy • sh-showers • t-thunderstorms • r-rain • sf-snow flurries • sn-snow • ice

U.S.	TODAY	SUN	U.S.	TODAY	SUN	WORLD	TODAY	SUN
Albuquerque	77/49/pc	80/50/pc	Orlando	88/70/s	90/69/pc	Havana	87/71/s	86/72/sh
Anchorage	50/38/c	48/38/sh	Philadelphia	63/51/c	61/59/r	Helsinki	67/42/pc	57/34/s
Atlanta	78/65/t	84/65/t	Phoenix	95/68/s	87/60/s	Hong Kong	81/75/sh	84/75/r
Austin	86/68/t	82/69/t	Pittsburgh	68/59/t	77/62/t	Jerusalem	75/56/s	71/55/s
Baltimore	58/54/sh	69/62/r	Portland, ME	54/39/c	54/45/r	Johannesburg	77/51/s	78/51/s
Billings	65/40/pc	69/45/c	Portland, OR	52/47/sh	55/48/r	Kabul	52/44/c	63/45/s
Birmingham	84/67/t	84/66/t	Raleigh	82/66/t	79/65/t	Kingston	88/77/t	86/78/r
Bismarck	57/36/s	71/52/s	Rapid City, SD	62/37/s	71/54/c	Kuwait City	92/71/pc	93/75/pc
Boise	71/42/sh	51/40/sh	Sacramento	59/43/r	67/45/pc	Lima	74/65/pc	73/66/pc
Boston	54/46/c	54/48/c	St. Louis	85/58/t	74/64/t	London	63/45/sh	65/51/pc
Brownsville	88/79/pc	91/78/pc	Salt Lake City	80/52/pc	59/39/r	Madrid	73/52/c	68/51/c
Buffalo	70/55/c	66/53/sh	San Antonio	87/72/t	83/72/t	Manila	95/81/c	97/82/s
Cedar Rapids	66/41/sh	70/48/pc	San Diego	67/61/pc	66/52/r	Mazatlan	83/63/pc	84/62/s
Charleston, SC	80/69/c	81/68/t	San Francisco	58/48/r	63/50/s	Mexico City	90/59/s	90/60/pc
Charlotte	74/65/t	79/64/t	San Juan	86/77/t	87/76/t	Mogadishu	91/80/t	87/80/t
Cheyenne	58/35/s	71/40/pc	Seattle	54/46/sh	53/46/r	Montreal	68/52/c	55/51/r
Chicago	80/53/t	64/49/pc	Sioux City	64/38/pc	68/51/pc	Moscow	57/47/pc	54/36/sh
Cincinnati	75/61/t	79/61/t	Spokane	69/42/c	46/41/r	Mumbai	94/83/pc	95/84/pc
Cleveland	75/63/t	74/54/c	Tampa	89/73/t	87/73/t	Nairobi	70/61/t	75/60/t
Dallas	78/67/t	75/67/t	Tucson	90/59/s	90/56/s	Nassau	83/73/c	83/72/c
Denver	64/43/pc	77/50/c	Wash., DC	59/55/sh	71/63/r	New Delhi	105/77/pc	105/81/pc
Des Moines	65/44/sh	69/52/c				Oslo	75/48/pc	60/48/sh
Detroit	75/60/pc	74/51/t				Ottawa	67/42/c	57/51/sh
Eau Claire	60/38/r	67/44/s				Paris	57/49/r	64/53/c
Fairbanks	63/38/c	61/39/pc				Prague	69/48/sh	68/49/c
Fargo	61/40/pc	69/50/s				Quebec City	62/45/pc	61/49/r
Fort Myers	89/70/t	90/69/t				Quito	65/48/sh	67/48/r
Galveston	81/75/pc	82/76/t				Reykjavik	46/39/c	47/38/r
Green Bay	70/44/sh	68/44/s				Rio de Janeiro	87/73/s	86/73/s
Honolulu	83/72/sh	83/73/r				Riyadh	96/69/pc	91/50/pc
Houston	85/73/t	83/73/t				Rome	69/50/pc	71/50/pc
Indianapolis	81/62/pc	75/57/sh				Santiago	66/42/s	60/40/c
Jacksonville	82/66/pc	85/67/c				San Jose	88/69/r	87/69/t
Kansas City	66/48/sh	69/58/t				Seoul	80/62/pc	66/57/r
Las Cruces	88/50/s	90/57/s				Shanghai	67/63/c	71/62/r
Las Vegas	88/57/s	68/51/pc				Singapore	88/79/t	88/80/t
Los Angeles	69/53/pc	69/51/pc				Stockholm	72/42/s	54/39/r
Louisville	81/65/t	83/64/t				Sydney	66/60/sh	65/62/r
Madison	69/44/sh	69/46/pc				Tehran	75/59/s	78/63/s
Memphis	80/65/t	79/65/r				Tel Aviv	77/66/s	74/65/s
Miami	85/75/s	86/75/pc				Tokyo	82/61/s	81/66/c
Milwaukee	71/51/sh	60/46/pc				Toronto	64/53/c	68/49/sh
Nashville	80/64/t	84/65/t				Vancouver	64/50/c	58/47/sh
New Orleans	85/72/pc	86/72/t				Vienna	74/49/pc	76/51/pc
New York	65/48/c	57/53/r				Vientiane	102/77/t	104/79/t
Okla. City	73/59/t	73/61/r				Warsaw	80/55/pc	80/56/pc
Omaha	65/42/pc	70/54/c				Winnipeg	53/38/c	63/45/pc



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## Share a memory. Commemorate a life.

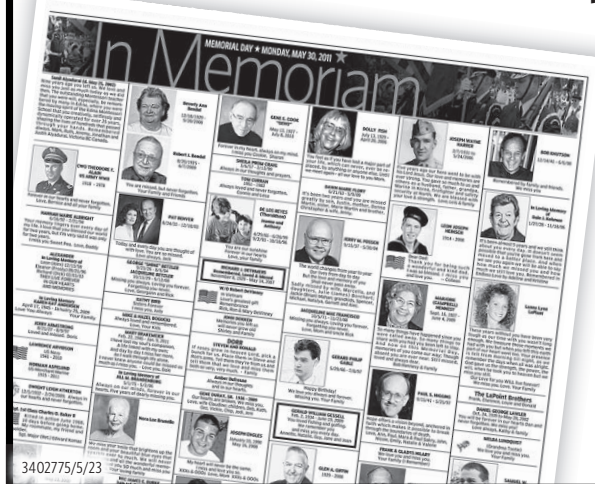
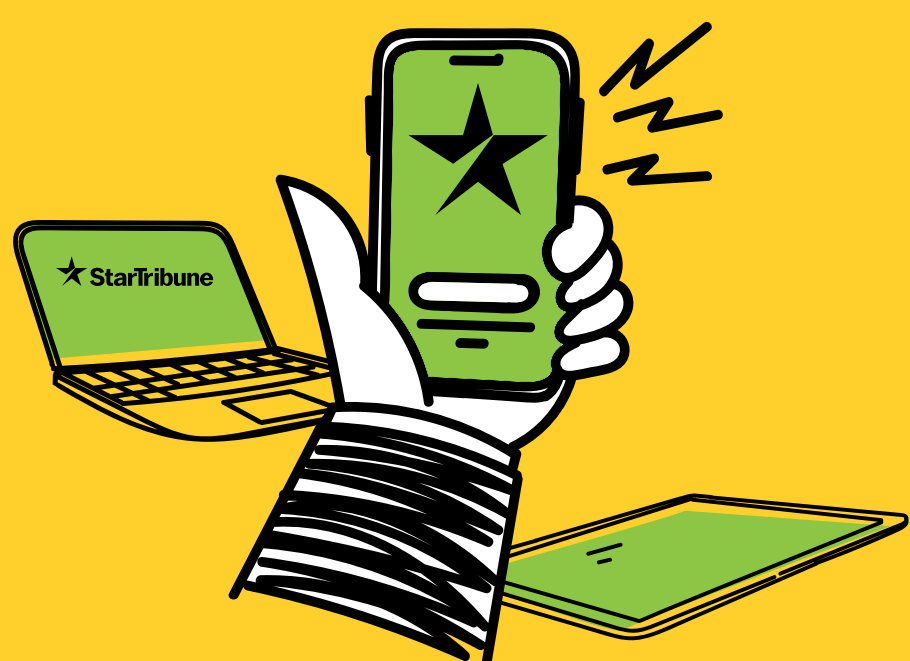
PLACE AN *IN MEMORIAM* ON OUR SPECIAL MEMORIAL DAY PAGE.

Honor a loved one's life and legacy with a tribute in *In Memoriam*, a special section inside *Main News*, on Monday, May 27.

To place an *In Memoriam*, call 612-673-4130 or email [paidobits@startribune.com](mailto:paidobits@startribune.com).

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