

STATE OF WISCONSIN,
CIRCUIT COURT, JACK-
SON COUNTY

U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF2 Acquisition Trust
Plaintiff,
vs.
Joanne Mann and John Doe Mann
Defendants.

NOTICE OF FORECLOSURE SALE
Case No. 23-CV-000118
PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on January 5, 2024, in the amount of \$145,168.83, the Sheriff will sell the described premises at public auction as follows:

TIME: July 9, 2024 at 10:00 a.m.

TERMS: Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check or certified funds, payable to the clerk of courts (personal checks cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check or certified funds no later than ten days after the court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The property is sold 'as is' and subject to all liens and encumbrances.

PLACE: On the Court-house steps, Jackson County.

DESCRIPTION: PARCEL I: The East One-half (1/2) of the North East Quarter (NE 1/4) of the North West Quarter (NW 1/4) of the North East Quarter (NE 1/4) of Section Thirty-One (31), in Township Twenty-One (21) North, Range Three (3) West, Town of Brockway, Jackson County, Wisconsin. PARCEL II: A non-exclusive easement for the benefit of Parcel I executed by and between Jean E. Wells and Emmanuel Falcon dated September 8, 1987, and recorded on September 18, 1987, in Volume 287, Page 596, as Document No. 245342.

PROPERTY ADDRESS: W9455 US Hwy 12 Black River Falls, WI 54615

DATED: May 6, 2024
/s/Duane M. Waldera,
Jackson County Sheriff
Gray & Associates, L.L.P.
Attorneys for Plaintiff
16345 West Glendale Drive
New Berlin, WI 53151-2841
(414) 224-8404

Please go to www.gray-law.com to obtain the bid for this sale.

Gray & Associates, L.L.P. is attempting to collect a debt and any information obtained will be used for that purpose. If you have previously received a discharge in a chapter 7 bankruptcy case, this communication should not be construed as an attempt to hold you personally liable for the debt.

Published in the Banner Journal June 5, 12 and 19, 2024.

WNAXLP

STATE OF WISCONSIN,
CIRCUIT COURT, JACK-
SON COUNTY

IN THE MATTER OF THE NAME CHANGE OF:
Shelby Marie Jesski
By (Petitioner) Shelby Marie Jesski

Notice and Order for Name Change Hearing
Case No 24-CV-39
NOTICE IS GIVEN:

A Petition was filed asking to change the name of the person listed above:
From: Shelby Marie Jesski
To: Shelby Marie Williams

Birth Certificate: Shelby Marie Jesski
IT IS ORDERED:

This Petition will be heard in the Circuit Court of Jackson County, State of Wisconsin:
Judge's Name: Hon. Anna L. Becker
Place: Jackson County Circuit Court, 307 Main Street, Black River Falls, WI 54615
Date: June 28, 2024
Time: 9:15 a.m.

If you require reasonable accommodations due to a disability to participate in the court process, please call 715-284-0250 prior to the scheduled court date. Please note that the court does not provide transportation.

IT IS FURTHER ORDERED:

Notice of this hearing shall be given by publication as a Class 3 notice for three (3) weeks in a row prior to the date of the hearing in the Banner Journal, a newspaper published in Jackson County, State of Wisconsin.

BY THE COURT:
/s/Anna L. Becker
Judge
Jackson County
Circuit Court
May 22, 2024
Published in the Banner Journal June 5, 12 and 19, 2024.

WNAXLP

STATE OF WISCONSIN,
CIRCUIT COURT, JACK-
SON COUNTY

IN THE MATTER OF THE ESTATE OF
Russell M. Wanke Jr. a/k/a
Russell M. Finch
Deceased

Order Setting Time to Hear Petition for Special Administration (Formal Administration)
Case No. 24PR000020

A Petition for Appointment of a Special Administrator was filed.

THE COURT FINDS:

The decedent, with date of birth 05/27/1971, and date of death 02/22/2024, was domiciled in Jackson County, State of Wisconsin, with a mailing address of 114 S Sechlerville Rd., Hixton, Wisconsin 54635

THE COURT ORDERS:

1. The petition be heard at the Jackson County Courthouse, Black River Falls, Wisconsin, Room Branch 1, before Honorable Anna Becker, Court Official, on June 28, 2024 at 1:30 p.m.

You do not need to appear unless you object. The petition may be granted if there is no objection.

2. Notice by publication is required. Publication of this notice is notice to any interested persons whose names or addresses are unknown.

If you require reasonable accommodations due to a disability to participate in the court process, please call 715-284-0213 prior to the scheduled court date. Please note that the court does not provide transportation.

BY THE COURT:
/s/ Anna L. Becker
Circuit Court Judge
May 28, 2024

William N. Foshag/Gray & Associates, LLP
16345 W Glendale Dr.,
New Berlin, WI 53151
414-224-8404
State Bar No. 1020417
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WNAXLP

STATE OF WISCONSIN,
CIRCUIT COURT, JACK-
SON COUNTY

WAUMANDEE STATE BANK,
Plaintiff

v.
CORY J. HANSON, and
JENNIFER A. HANSON.

Defendants.

NOTICE OF SHERIFF'S SALE
Case No. 23-CV-64

By virtue of and pursuant to a JUDGMENT OF FORECLOSURE entered in the above entitled action on the 15th day of November, 2023, I will sell at public auction at the front entrance of the Courthouse in the City of Black River Falls, Jackson County, Wisconsin, on the 9th day of July, 2024, at 10:00 a.m., all of the following described real estate located in Jackson County, Wisconsin, to-wit:

Lot 1 of Jackson County Certified Survey Map No. 3045 as recorded in Volume 12 of Surveys, Page 387 as Document No. 336324, Jackson County Records, now being a portion of Lot 3 of Jackson County Certified Survey Map No. 4439 as recorded in Volume 19 of Surveys, Page 254 as Document No. 410556, being part of the NW 1/4 of the NW 1/4 and the SW 1/4 of the NW 1/4 of Section 24-21-5 West, Town of Albion, Jackson County, Wisconsin.

EXCEPTING THEREFROM that part of the NW 1/4 of the NW 1/4 including a portion of Lot 3 of Jackson County Certified Survey Map No. 4439 as recorded in Volume 19 of Surveys, Page 254 as Document No. 410556 and the SW 1/4 of the NW 1/4 of Section 24-21-5 West, described as follows: *Commencing at the West 1/4 corner of said Section 24; thence N 89 deg. 41 min. 05 sec. E 1333.33 feet to the Southeast corner of said SW 1/4 of the NW 1/4; thence N 00 deg. 29 min. 58 sec. W 1324.84 feet to the Northeast corner thereof; thence along the North line thereof, N 89 deg. 50 min. 52 sec. W 359.58 feet to the East line of Lot 4 of said Certified Survey Map No. 4439; thence S 00 deg. 20 min. 07 sec. E 344.93 feet to the Southeast corner thereof; thence along the Southerly line thereof, N 89 deg. 49 min. 53 sec. W 405.08 feet to*

the Southeast corner of said Lot 3 of Jackson County Certified Survey Map No. 4439, and the Point of Beginning of this exception; thence along the Easterly line of said Lot 3, N 00 deg. 19 min. 03 sec. W 120.60 feet; thence continuing along said Easterly line, S 89 deg. 49 min. 53 sec. E 15.00 feet; thence continuing along said Easterly line, N 00 deg. 20 min. 07 sec. W 64.33 feet to the South line of an easement shown on said Certified Survey Map and the Easterly prolongation of the South line of Stein Road; thence along said prolongation and South line, N 89 deg. 49 min. 53 sec. W 513.95 feet; thence N 00 deg. 20 min. 07 sec. W 303.00 feet to the North line of said Lot 3; thence N 89 deg. 49 min. 53 sec. W 66.00 feet to the Northwest corner thereof and the West line of said NW 1/4; thence S 00 deg. 20 min. 07 sec. E to the Southwest corner of said Lot 3; thence S 89 deg. 49 min. 53 sec. E 564.92 feet to the point of beginning. SUBJECT TO AND TOGETHER WITH an Access Easement as set out in Volume 488 Records, Page 49 as Document No. 337150, Jackson County Records and Volume 504 Records, Page 583 as Document No. 343240, Jackson County Records SUBJECT TO 66-foot wide access easement as set out in Document No. 410765, Jackson County Records. Subject to right-of-way of Stein Road and any other easements, covenants or restrictions of record.

TERMS OF SALE:
Cash.

DOWN PAYMENT:
\$10,000.00 cash deposit paid on date of sale in cash, money order or by FDIC bank certified check and balance is due in full on date of confirmation of sheriff's sale.

The purchaser shall assume all unpaid real estate taxes. The purchaser shall be responsible for the Wisconsin transfer fee and recording fees. Title will transfer by Sheriff's Deed, without any warranties, expressed or implied.

Dated at Black River Falls, Wisconsin, this 30th day of May, 2024.

/s/ Duane M. Waldera
Duane M. Waldera
Sheriff of Jackson County, Wisconsin
KOSTNER, KOSLO & BROVOLD LLC
Attorney Karina O'Brien
108 West Main Street
Arcadia, WI 54612
608-323-3351
Plaintiff's Attorneys
Published in the Banner Journal June 12, 19 and 26, 2024.

WNAXLP

STATE OF WISCONSIN,
CIRCUIT COURT, JACK-
SON COUNTY

IN THE MATTER OF THE ESTATE OF
EMMA A. JOHNSON

Notice To Creditors (Informal Administration)
Case No. 24PR21

PLEASE TAKE NOTICE:

1. An application for informal administration was filed.

2. The decedent, with date of birth 05-11-1943 and date of death 12-03-2023, was domiciled in Redwood County, State of Minnesota, with a mailing address of 309 S. DeKalb Street, Redwood Falls, MN 56283.

3. All interested persons waived notice.

4. The deadline for filing a claim against the decedent's estate is SEPTEMBER 19, 2024.

5. A claim may be filed at the Jackson County Courthouse, 307 Main St, Black River Falls, Wisconsin, Room C207.

/s/ Elizabeth Storlie
Probate Registrar
June 10, 2024

Atty. Mark Radcliffe
107 Main St.
Black River Falls, WI 54615
715-284-1234
Bar Number: 1033727

Published in the Banner Journal June 19 and 26 and July 3, 2024.

WNAXLP

Notice of Pending Application for Proposed Wetland Disturbance

Dennis and Connie Potter, N5351 Cranberry Road, Pittsville, WI, 54466, has applied to the Department of Natural Resources for a permit to Wetland Disturbance. The project is located in NW 1/4, SE 1/4, Section 25, Township 21N, Range 01E in Town of Bear Bluff, Jackson County, Wisconsin.

The Department will review the proposal provided by the applicant and any information from public comments and the public informational hearing. The Department will determine whether the proposal complies with ss. 1.11, 30.206, 30.208, 281.36, Wis. Stats., and ch. NR 150, Wis. Adm. Code, and ensure that the required mitigation meets the standards in s. 281.36(3r), Stats. if the project impacts wetlands.

The Department has made a tentative determination that it will issue the permit for the proposed activity.

If you would like to know more about this project or would like to see the application and plans, please visit the Department's permit tracking website at <https://permits.dnr.wi.gov/water/SitePages/Permit%20Search.aspx> and search for Docket Number IP-WC-2024-27-01250.

Reasonable accommodation, including the provision of informational material in an alternative format, will be provided for qualified individuals with disabilities upon request.

Any person may submit comments and/or request a public informational hearing by emailing lien@wisconsin.gov, over the phone at (715) 670-8593, or writing to Kevin Lien, 910 Hwy 54 E, Black

River Falls, WI 54615 by U.S. mail. If you are submitting general comments on the proposal, they must be emailed, verbalized, or postmarked within 30 days after the date this notice is published on the Department's website. If you are requesting a public informational hearing, the request must be emailed, verbalized, or postmarked within 20 days after the date this notice is published on the Department's website. A request for hearing must include the docket number or applicant name and specify the issues that the party desires to be addressed at the informational hearing.

If no hearing is requested, the Department may issue its decision without a hearing. If a public informational hearing is held, comments must be postmarked no later than 10 days following the date on which the hearing is completed.

The final decision may be appealed as indicated in the decision document. Docket Number IP-WC-2024-27-01250

STATE OF WISCONSIN DEPARTMENT OF NATURAL RESOURCES

For the Secretary
BY:

Kevin Lien
Water Management Specialist

Date: June 12, 2024
Published in the Banner Journal June 19, 2024.

WNAXLP

The following have applied for liquor licenses to sell at the described below in the Town of Northfield, Jackson County, Wisconsin, from July 1, 2024, to June 30, 2025, intoxicating liquors and/or fermented malt beverages in accordance with and under restrictions of Chapter 125 of the Wisconsin Statutes and on all acts amendatory thereto, and hereby agree to comply with all regulations, Federal, State, and Local, affecting the handling of such intoxicating and/or fermented malt beverages if such licenses are granted:

Combination Class B Retail License:

Jamie's Last Resort, LLC, N10487 County Road G, Osseo, WI 54758

Rustic Haven Bar and Grille, LLC, W15683 State Hwy 121, Hixton, WI 54635

Class A License:

Allied Co-op, Northfield Town Mart, N15681 State Hwy 121, Hixton, WI 54635

Action will be taken on these by the Town Board.

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