

ORDER TO SHOW CAUSE

STATE OF MINNESOTA

COUNTY OF DAKOTA

DISTRICT COURT

FIRST JUDICIAL DISTRICT

Court File No.: 19HA-CV-17-3414

In the Matter of the Petition of:

James Elwell,

in Relation to Certificate of Title No. 135209 issued for land in the County of Dakota and State of Minnesota legally described as follows: Lot Three (3) in Block Three (3) of Country Home Heights.

TO: GINA ROZUMNY;

DION ROZUMNY;

STATE OF MINNESOTA;

REALTY PROS LLC;

and to parties, if any, in possession of said premises adverse to the Petitioner.

Upon receiving and filing the Report of the Examiner of Titles in the above entitled matter, IT IS HEREBY ORDERED, that you and all persons interested, appear before this Court on the 10th day of January, 2018, at 900 a.m. in the Dakota County Government Center, Hastings, Minnesota, and then, or as soon thereafter as said matter can be heard, show cause, if any there be, why this Court should not enter an Order as follows:

That the Registrar of Titles, upon the filing with him of a certified copy of this Order, cancel Certificate of Title No. 135209 and enter a new Certificate of Title for the land therein described in favor of James Elwell, subject to the memorials of Document Nos. 6757 and 84764 but free from all other memorials now appearing on the present Certificate of Title, the last of which is Document No. 783621, and free also from the Memorial of this Order.

IT IS FURTHER ORDERED, that this Order be served:

a) at least 10 days prior to such hearing upon the above named parties residing in this State in the manner provided by law for the service of Summons in a civil action;

b) it shall be served at least 14 days prior to such hearing upon any of the above named nonresidents by sending a copy of this Order to such nonresident at his post office address, by registered or certified mail, return receipt;

c) it shall be served upon any party who cannot be found by two weeks published notice and by sending a copy of this Order at least 14 days prior to the hearing by first class mail to such party at this last known address and by sending another copy of this Order at least 14 days prior to the hearing by first class mail to his address as stated on the Certificate of Title if an address is so stated.

DATED: November 28, 2017

BY THE COURT:

/s/ M. Michael Baxter,

Judge of District Court

APPROVED:

BY: /s/ JAMES P. O'CONNELL,

EXAMINER OF TITLES

Attorney for Petitioner:

Morgan W. Kavanaugh

Wilkerson & Hegna, PLLP

7300 Metro Boulevard,

Suite 300

Edina, MN 55439-2302

Attendance is not required at said hearing except to object to the entry of the above described Order.

Published in the

Dakota County Tribune

December 28, 2017,

January 4, 2018

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