

# NOTICE OF SHERIFF'S SALE UNDER THE JUDGMENT AND DECREE

STATE OF MINNESOTA  
COUNTY OF ANOKA  
DISTRICT COURT  
TENTH JUDICIAL DISTRICT  
CASE TYPE: CONTRACT,  
REPLEVIN, RECEIVERSHIP,  
CIVIL OTHER/MISCELLANEOUS  
COURT FILE NO.: 02-CV-24-2739

Judge Thomas R. Lehmann

HTLF Bank

d/b/a Minnesota Bank & Trust,  
a division of HTLF Bank,  
Plaintiff,

V.  
Galleon LLC, BKAHA USA, INC.,  
BKAHA TLNB, INC., KLVZ Corp.,  
Stanislav Sidorenko and  
Larissa Sidorenko,  
Defendants.

**NOTICE IS HEREBY GIVEN,** that a certified copy of that certain Findings of Fact, Conclusions of Law, and Order for Judgment entered in the above-captioned action on September 11, 2024 (the "Order"), has been delivered to me. The Order directs me, the Sheriff of Anoka County, to sell, among other things, certain property and interests hereinafter described to satisfy or partially satisfy the amount found and adjudged due to HTLF Bank d/b/a Minnesota Bank & Trust, a division of HTLF Bank ("Lender" or "Plaintiff") in the above-captioned action from Galleon LLC ("Borrower") and BKAHA USA, INC., BKAHA TLNB, INC., KLVZ Corp., Stanislav Sidorenko and Larissa Sidorenko (together with Borrower, the "Defendants").

Pursuant to the Order and the decree of foreclosure for the Mortgage (as defined in the Order), I will sell at public auction, to the highest bidder, for cash, on **November 19, 2024, at 10:00 a.m.**, in the Anoka County Sheriffs Office, 13301 Hanson Boulevard NW Andover, MN 55304, the Defendants' interest in the Property (as described in the Mortgage) in the real property legally described as follows:

Lot 3, Block 1, Lino Lakes  
Market Place, Anoka County,  
Minnesota.

(the "Land"), and all existing or subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way, and appurtenances; all water, water rights, watercourses and ditch rights; and all other rights, royalties, and profits relating to the Land, and all other property, rights, interests, and estates owned by Borrower and identified in and as further described in that certain Mortgage dated September 30, 2019, and recorded on October 9, 2019, as Document No. 2241028.001, in the Office of the County Recorder in and for Anoka County, Minnesota (the "Mortgage").

The Property may be sold separately, in gross, or both at the sole discretion of the Plaintiff.

Dated: September 26, 2024

/s/ Lt. James Schilling

Sheriff of Anoka County

By: /s/ Michael A. Rosow

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