

**NOTICE THAT THE ASSESSMENT ROLL IS
OPEN FOR EXAMINATION AND OPEN BOOK**

STATE OF WISCONSIN Town of Pine Valley, Clark County
Pursuant to Wis. Stats. S. 70.45, the assessment roll for the Year 2025
assessment will be open for examination starting on the **Tuesday, April
22, 2025 at 6:00-8:00 pm**, N3907 Marg Ave, Neillsville WI 54456.
Instructional material will be provided at the open book to persons who
wish to object to valuations under Wis. Stats. S. 70.47.

NOTICE OF BOARD OF REVIEW MEETING

Notice is hereby given that the **BOARD OF REVIEW** for the Town of Pine Valley, Clark County, Wisconsin, shall hold its first meeting on **May 5th, 2025, from 6:30-8:30 pm**, at the town's hall, N3907 Marg Ave. Neillsville, WI 54456.

Please be advised of the following requirements to appear before the board of review and procedural requirements if appearing before the Board of Review:

1. After the first meeting of the Board of Review and before the Board of Review's final adjournment, no person who is scheduled to appear before the Board of Review may contact or provide information to a member of the Board of Review about the person's objection, except at a session of the Board of Review. Open book shall occur no less than 7 days prior to the Board of Review.

2. The Board of Review may not hear an objection to the amount or valuation of property unless, at least 48 hours before the Board of Review's first scheduled meeting, the objector provides to the Board of Review Clerk written or oral notice of an intent to file an objection, except that upon a showing of good cause and the submission of a written objection, the Board of Review shall waive that requirement during the first 2 hours of the Board of Review's first scheduled meeting, and the Board of Review may waive that requirement up to the end of the 5th day of the session, or up to the end of the final day of the session if the session is less than 5 days, with proof of extraordinary circumstances for failure to meet the 48-hour notice requirement and failure to appear before the Board of Review during the first 2 hours of the first scheduled meeting.

3. Objections to the amount or valuation of property shall first be made in writing and filed with the Board of Review Clerk within the first 2 hours of the Board of Review's first scheduled meeting, except that, upon evidence of extraordinary circumstances, the Board of Review may waive that requirement up to the end of the 5th day of the session, or up to the end of the final day of the session if the session is less than 5 days. The Board of Review may require objections to the amount or valuation of property to be submitted on forms approved by the Wisconsin Department of Revenue, and the Board of Review shall require that any forms include stated valuations of the property in question. Persons who own land and improvements to that land may object to the aggregate valuation of that land and improvements to that land, but no person who owns land and improvements to that land may object only to the valuation of that land or only to the valuation of improvements to that land. No person may be allowed in any action or proceedings to question the amount or valuation of property unless the written objection has been filed and that person in good faith presented evidence to the Board of Review in support of the objections and made full disclosure before the Board of Review, under oath, of all of that person's property liable to assessment in the district and the value of that property. The requirement that objections be in writing may be waived by express action of the Board.

4. When appearing before the Board of Review, the objecting person shall specify in writing the person's estimate of the value of the land and of the improvements that are the subject of the person's objection and specify the information used to arrive at that estimate.

5. No person may appear before the Board of Review, testify to the Board of Review by telephone, or object to a valuation if that valuation was made by the assessor or the objector using the income method of valuation, unless no later than 7 days before the first meeting of the Board of Review, the person supplies the assessor with all the information about income and expenses that the assessor requests, as specified in the Assessor's Manual under Wis. Stats. § 73.03(2a). The Town of Pine Valley has an ordinance for the confidentiality of information about income and expenses that is provided to the assessor under this paragraph that provides exceptions for persons using information in the discharge of duties imposed by law or the duties of their officer or by order of a court. The information that is provided in this paragraph, unless a court determines that it is inaccurate, is not subject to the right of inspection and copying under Wis. Stat. §19.35(1).

6. The Board of Review shall hear upon oath, by telephone, all ill or disabled persons who present to the board a letter from a physician, physician assistant, or advanced practice nurse prescriber certified under Wis. Stat. § 441.16(2) that confirms their illness or disability. No other persons may testify by telephone unless the Board of Review, in its discretion, has determined to grant a property owner's or their representative's request to testify under oath by telephone or written statement.

7. No person may appear before the Board of Review, testify to the Board of Review by telephone, or contest the amount of any assessment unless, at least 48 hours before the first meeting of the Board of Review, or at least 48 hours before the objection is heard if the objection is allowed under Wis. Stat. § 70.47(3)(a), that person provides notice to the Board of Review Clerk as to whether the person will ask for the removal of a member of the Board of Review and, if so, which member, and provides a reasonable estimate of the length of time the hearing will take.

8. No person shall be allowed to appear before the Board of Review, to testify to the board by telephone or to contest the amount of any assessment of real or personal property if the person has refused a reasonable written request by certified mail of the assessor to enter onto property to conduct an exterior view of the real or personal property being assessed.

Wendy Langreck, Clerk

WNAFLP

TOWN OF LEVIS

REQUEST FOR SEALED BIDS FOR GRANITE PURCHASE

The Town of Levis is seeking bids from qualified vendors for supplying and delivery of an unspecified amount of Wisconsin Department of Transportation Specification Gradation 3/4" Crushed Aggregate Base Course priced by the ton delivered anywhere in the Town of Levis.

**Sealed bids shall be received by the
Town of Levis by mail or in person to:
Sam Mathis W5325 State Hwy 73,
Neillsville, WI 54456 on or before April 14, 2025.**

Any questions contact Sam at 715-937-1975. The Vendor is solely responsible for ensuring bids are received before the deadline at the designated location. The Town of Levis reserves the right to accept or reject any or all bids or parts thereof and waive any technicalities.

Diane Kren, Town Clerk

WNAXLP

TOWN OF LEVIS

Notice is hereby given that complete legal notices are
 Posted within the Town of Levis at Levis' 3 designated
 posting places: the Town of Levis Townhall Site:
 W6235 Bryan Ave., the Low Rider Tavern: N2472
 State Hwy 95, and G & S Trucking of Neillsville Garage:
 N2428 State Hwy 95, all of Neillsville, WI 54456:

ANNUAL MEETING:

Tuesday, April 15, 2025 @ 7:00 p.m.

OPEN BOOK:

(BY PHONE ONLY: 715-255-9228).

Monday, April 21, 2025 @ 8:00 a.m. – 10:00 a.m.

BOARD OF REVIEW:

Tuesday, April 29, 2025 @ 2:00 p.m. – 4:00 p.m.
(first meeting).

(first meeting).

Diane Kren, Town Clerk

WNAXLP

(Published in The Clark County Press
March 19 and 26 and April 2, 2025)
STATE OF WISCONSIN, CIRCUIT COURT,
CLARK COUNTY
PennyMac Loan Services, LLC
3043 Townsgate Road, Suite 200
Westlake Village, CA 91361
Plaintiff,

vs.
Xavier Digman a/k/a Xavier J. Digman
517 N 2nd St
Colby, WI 54421-9601
Jane Doe Digman
517 N 2nd St
Colby, WI 54421-9601
WaterStone Bank, SSB
11200 W Plank Ct
Wauwatosa, WI 53226-3250
Federal Home Loan Bank of Chicago
433 W Van Buren St
Chicago, IL 60607-0433
Clark County Clerk of Circuit Court
517 Court St
Neillsville, WI 54456-1971
Defendants.

Publication Summons
Case No. 25-CV-000019
The Honorable
William Bratcher
Case Code 30404
(Foreclosure of Mortgage)
The amount claimed exceeds \$10,000.00
THE STATE OF WISCONSIN
To each person named above as a defendant:
You are hereby notified that the plaintiff named above
has filed a lawsuit or other legal action against you.
Within 40 days after March 19, 2025 you must respond
with a written demand for a copy of the complaint. The
demand must be sent or delivered to the court, whose
address is 517 Court Street, Neillsville, WI 54456-1971
and to Gray & Associates, L.L.P., plaintiff's attorney,
whose address is 16345 West Glendale Drive, New
Berlin, WI 53151-2841. You may have an attorney help
or represent you.
If you do not demand a copy of the complaint within
40 days, the court may grant judgment against you for
the award of money or other legal action requested in
the complaint, and you may lose your right to object to
anything that is or may be incorrect in the complaint. A
judgment may be enforced as provided by law. A judg-
ment awarding money may become a lien against any
real estate you own now or in the future, and may also
be enforced by garnishment or seizure of property.
Dated this 7th day of March, 2025.

Gray & Associates, L.L.P.
Attorneys for Plaintiff
Robert M. Piette
State Bar No. 1018058
Case No. 25-CV-000019
16345 West Glendale Drive
New Berlin, WI 53151-2841
(414) 224-1987

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.

WNAXLP

(Published in The Clark County Press March 26 and
April 2 and 9, 2025.)
STATE OF WISCONSIN, CIRCUIT COURT,
CLARK COUNTY
IN THE MATTER OF THE NAME CHANGE OF:
Britany Alisa Springer
By (Petitioner) Britany Alisa Springer

Amended
**Notice And Order For
Name Change Hearing**
Case No: 2025CV32

NOTICE IS GIVEN:
A petition was filed asking to change the name of
the person listed above:
From: Britany Alisa Springer
To: Britany Alisa Wagner
Birth Certificate: Britany Alisa Springer

IT IS ORDERED:
This petition will be heard in the Circuit Court of
Clark County, State of Wisconsin:
Judge's Name: Honorable Lyndsey A.B. Brunette
Place: Clark County Circuit Court - Branch I
517 Court Street, Neillsville, WI 54456
Date: April 21, 2025
Time: 10:45 a.m.

If you require reasonable accommodations due to
a disability, in order to participate in the court process,
please call 715-743-5181 prior to the scheduled court
date. Please note that the court does not provide trans-
portation.

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 Clark County Press,
a newspaper published in Clark County, State of Wis-
consin.

Lyndsey Brunette
Circuit Court Judge
March 14, 2025
WNAXLP

(Published in The Clark County Press
March 26 and April 2 and 9, 2025.)
STATE OF WISCONSIN, CIRCUIT COURT
CLARK COUNTY
ASSOCIATED BANK, N.A.
Plaintiff,

vs.
ESTATE OF CRAIG W. ENGLAND
PCA ACQUISITIONS V, LLC
SYNCHRONY BANK
FIRST NATIONAL BANK OF OMAHA
CAPITAL ONE, N.A.
Defendants.

NOTICE OF FORECLOSURE SALE
Case No. 24-CV-101

PLEASE TAKE NOTICE that by virtue of a judg-
ment of foreclosure entered on January 9, 2025, in the
amount of \$65,376.03 the Sheriff or his assignee will
sell the described premises at public auction as fol-
lows:

DATE and TIME: April 23, 2025 at 10:00 a.m.
TERMS: Pursuant to said judgment, 10% of the
successful bid must be paid at the time of the
sale in cash or certified check. Personal
checks cannot and will not be accepted. The
balance of the successful bid, together with the
applicable transfer fee and costs of recording
the deed, must be paid to the Clerk of Courts
Office in cash, cashier's check, money order,
or certified funds, no later than ten business
days after the court's confirmation of sale or
else the 10% down payment is forfeited to
the plaintiff. The property is sold "as is", is not
available for viewing, and subject to all liens,
encumbrances and unpaid real estate taxes.

PLACE: on the 3rd floor of the Clark County
Courthouse by the Sheriff's Administrative
Office, 517 Court Street, Room 308, Neillsville, WI
54456

DESCRIPTION: Lot ten (10) and the North one-half
(N 1/2) of Lot eleven (11), Block forty-four (44),
of Krumrey's Addition to the City of Neillsville,
Clark County, Wisconsin.

Tax ID #: 261.0466.000
PROPERTY ADDRESS: 222 Park St. Neillsville, WI
54456
Weld Riley, S.C.
Attn: Amy L. Unertl
P.O. Box 479
Wausau, Wisconsin 54402-0479
(715) 845-8234
legal@weldriley.com

/s/ Sheriff Kerry L. Kirn
Clark County, Wisconsin

Sales are subject to cancellation at any time.
WNAXLP

(Published in The Clark County Press
March 19 and 26 and April 2, 2025)
**STATE OF WISCONSIN, CIRCUIT COURT,
CLARK COUNTY**
IN THE MATTER OF THE ESTATE OF
JAMES ALLEN SPIEGEL
DOD: 03/20/2011

**Notice to Creditors
(Informal Administration)**
Case No. 25-PR-15

PLEASE TAKE NOTICE:
1. An application for informal administration was
filed.
2. The decedent, with date of birth was 07/19/1960
and date of death 03/20/2011, was domiciled in Clark
County, State of Wisconsin, with a mailing address of
W6703 Maple Rd, Neillsville, WI 54456
3. All interested persons have waived notice.
4. The deadline for filing a claim against the dece-
dent's estate is June 13, 2025.
5. A claim may be filed at the Clark County Court-
house, 517 Court St., Neillsville, Wisconsin, Room
403.

/s/ Kimberly Bredlau
Probate Registrar
March 5, 2025

Attorney Bonnie Wachsmuth
PO Box 416
Owen, WI 54460
(715) 229-2284
Bar Number: 1025677

WNAXLP

(Published in the Clark County Press
March 26 and April 2, 2025.)
Advertisement for Electronic Bids
For equipment at Neillsville Municipal airport
Neillsville, Wisconsin
Project no. VIQ1001 - AIP-07

THIS PROJECT WILL BE ELECTRONICALLY
BID. **Paper bids will NOT be accepted or allowed.**
Sealed ELECTRONIC proposals for the work de-
scribed herein will be received until 2:00 p.m., lo-
cal time, Thursday, April 10, 2025, by the Wisconsin
Department of Transportation - Bureau of Aeronautics,
on behalf of the Secretary of Transportation, the au-
thorized agent for the City of Neillsville, in accordance
with Wis. Stat. §114.32(3). Bids will be unsealed (elec-
tronically opened) as provided above and will be pub-
licly read. The bid opening will be broadcast live via
Teams. The correct meeting and call-in information for
the bid opening is:

Microsoft Teams meeting
Join on your computer, mobile app or

room device
Meeting ID: 273 385 397 96
Passcode: tLjwfv
Or Dial in by phone (audio only)
+1 608-571-2209
Phone Conference ID: 186 780 348#

Bid results will be posted as soon as practicable
after the close of bids. The bid results will be posted
to the Bureau of Aeronautics' website here as well as
BidExpress.com:

https://wisconsindot.gov/Pages/doing-bus/aero
nautics/airports/arpt-bidinfo.aspx
https://bidexpress.com/businesses/51671/home
Electronic Bid submittal: Bids must be submitted via
the bidexpress.com bidding service. **No paper bids
will be accepted.** Bids will not be accepted past the
established deadline for the close of bids.

Description of equipment: Snow Removal Indus-
trial Loader and associated snow removal attachments
Contract Completion Time: 360 Calendar Days
Proposals/specifications: Proposal forms are in-
cluded with the specifications, and are subject to the
provisions of Wis. Stat. §66.0901(7).

Plans and specifications: Plans and specifica-
tions can be obtained free of charge and at the follow-
ing site: https://bidexpress.com/businesses/51671/
home

Proposal ELECTRONIC Submittal: This contract
is being **electronically bid**. The bid template within
BidExpress.com platform established for the project
includes all elements required to be submitted with
the contract. Required fields are established within the
template. Automatic checking of the bid proposal will
identify if any required fields are missing and alert the
bidder to complete the missing information prior to fi-
nal submission. Submission of an incomplete bid will
result in the bid not being opened, and/or rejected as
non-responsive.

Plan holder registration required: Plans and
specifications are available to anyone after completing
a simple registration. **There is NO cost to obtain a
registration.** Registration is required to be recorded
as a plan holder. Registered plan holders will be noti-
fied of important project information such as issuance
of addendums or other critical information. Only the
prime or general contractor selecting to submit a bid
is required to obtain additional Digital ID credentials.
Please contact Bid Express support for registration as-
sistance at, Phone: (888)-352-2439 / Email: support@
bidexpress.com

**Bidder Digital ID Required: Firms who select to
submit a bid MUST also obtain a free digital ID in
addition to registering.** Obtaining a digital ID is re-
latively quick, however it may take a couple of days
to complete the process. Please request and obtain
registration and digital ID's as early as possible to
not jeopardize your ability to submit a bid. **There is
NO cost to obtain a digital ID.** Please contact Bid
Express support for Digital ID assistance at, Phone:
(888)-352-2439 / Email: support@bidexpress.com

Proposal guaranty: A bid security in the amount
of 5% of the total amount of the bid is required for the
contract. Each proposal must be accompanied by a bid
bond, certificate of annual bid bond, a certified check,
bank's draft, bank's check, or postal money order
made payable to the Wisconsin Department of Trans-
portation Secretary for 5% of the total amount bid.

The electronic template will allow the following op-
tions for meeting the proposal guaranty: E-Verify bid
bond (Surety2000 & SurePath), uploading a copy of
the bid bond or certificate of annual bid bond, certified
check, bank draft, or money order.

For any bid security, other than a E-verified bond
or certificate of annual bid bond that is provided, the
department will require that the apparent two lowest
bidders to mail or hand-deliver the original bond, certi-
fied check, bank draft, or money order to the Bureau
of Aeronautics by close of business two business days
following the close of bids and must be received by the
Bureau of Aeronautics no later than 5 days from the
posting of the bid results.

Affidavit of non-collusion: The required affida-
vit of non-collusion will be incorporated as part of the
proposal cover provided to each prospective bidder.
Failure to complete the sworn statement will make the
bid non-responsive and not eligible for award consid-
eration. By signing the proposal cover each bidder by, or
on behalf of the person, firm, association, or corpora-
tion submitting the bid, certifies that such person, firm,
association, or corporation has not, either directly or
indirectly, entered into agreement, participated in any
collusion, or otherwise taken any action, in restraint of
free competitive bidding in connection with the submit-
ted bid. This sworn statement will be executed and
sworn to by the bidder before a person who is autho-
rized by the laws of the state to administer oaths.

Pre-bid conference: A pre-bid conference will not
be held on this project. A physical visit of the site may
be authorized on a case-by-case basis and must be
scheduled and coordinated with the contact person be-
low. Questions arising from bidders shall be submitted
via Bid Express by the posted deadline. Answers will
be provided to all plan holders via a subsequent ad-
dendum as needed.

For further information, contact Andrew Trimble,
608-267-0454, Andrew.Trimble@dot.wi.gov at the
Wisconsin Bureau of Aeronautics.

City of Neillsville, Wisconsin
Represented by Kristina Boardman, Secretary
Department of Transportation
Sponsor's Authorized Agent

WNAXLP

(Published in The Clark County Press
March 26 and April 2 and 9, 2025)
STATE OF WISCONSIN, CIRCUIT COURT,
CLARK COUNTY
IN THE MATTER OF THE ESTATE OF
Nancy J. Brown
Deceased

**Order Setting Time to Hear Petition for
Administration and Deadline for Filing Claims
(Formal Administration)**

Case No. 25PR18

A Petition for Appointment of a Special Administrator
was filed.

THE COURT FINDS:

The decedent, with date of birth November 27, 1938,
and date of death November 03, 2022 was domiciled in
Clark County, State of Wisconsin , with a mailing address
of 501 South Main Street, Loyal, WI 54446 .

THE COURT ORDERS:

1. The petition be heard at the Clark County Court-
house, Neillsville, Wisconsin, Room 403 , before Hon.
Lyndsey Brunette, Court Official, on April 28, 2025 at
10:00 a.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
715-743-5172 prior to the scheduled court date. Please
note that the court does not provide transportation.

/s/ Lyndsey Brunette
Circuit Court Judge
March 18, 2025

Chris Hueneker
4600 W. Loomis Road, Suite 120
Greenfield, WI 53220
414-281-4529
Bar Number: 1049898

WNAXLP

(Published in the Clark County Press April 2, 2025.)
**COMMON COUNCIL COUNCIL ROOM
MARCH 25, 2025
7:00 P.M.**

The Common Council met in regular session, May-
or Poeschel presiding. On roll call: all members pres-
ent. The Pledge of Allegiance was recited.

The minutes of the previous meeting were declared
approved.

Council Member Neville reported on the March
18, 2025 meeting of the Library Board regarding: 1)
Librarians’ reports, 2) discussion on and filing of the
Library Director’s Performance Review by the Library
Personnel Committee, 3) discussion on the Director’s
role as sponsor of the Farmer’s Market in 2025, 4) dis-
cussion on Wisconsin Historical Society’s outdoor pro-
gram coming in August and September in partnership
with the History Room – the theme will be Wisconsin
Sports, 5) discussion on new AED Defibrillator re-
ceived through a grant, 6) discussion on and approval
of the 2024 Public Library annual report, 7) discussion
on and approval of a Statement Concerning Public Li-
brary System effectiveness, 8) payment of bills and 9)
updates on donation and carryover funds.

Council Member Rochester reported on the March
20, 2025 meeting of the Neillsville Community Fire
Hall Board regarding: 1) payment of bills from the De-
cember 2024 and March 2025 meetings, 2) current
activities from the December 2024 and March 2025
meetings including thanking the City crew for doing the
snow removal, replacing an electrical subpanel and
light replacements, 3) reviewed and filed the 2024 Fi-
nancial Report and 4) discussion on, accepted the do-
nation of and approved adding to the insurance policy
a breathing air Artic Compressor donated by the Neills-
ville Firefighters Club valued at \$52,969.18.

Council Member Neville reported on the March 24,
2025 meeting of the Tourism Commission regarding: 1)
discussion on and filing of the Wisconsin Department
of Revenue Annual 2024 Room Tax Report, 2) discus-
sion on and moving the remaining 2023 Room Tax
funds to the 2024 fund for disbursement, 3) discussion
on 2024 Room Tax grant application and 4) approval
of grants to: Neillsville Area Chamber of Commerce
(\$500 administration and \$7,000 to support initiatives),
Neillsville Heritage Days (\$7,000 to support initiatives
and \$500 to support the Big Rig Truck Show), Miss
Neillsville (\$500 to support initiatives), Miss Winter
Carnival (\$500 to support initiatives), Clark Cultural Art
Center (\$1,000 to support initiatives), City of Neillsville
Beautification Committee (\$989.13 to support initia-
tives), Clark County Jail Museum (\$1,000 to support
initiatives) and City of Neillsville Historic Preservation
Commission (\$1,000 to support initiatives).

Council Member Rochester reported on the March
24, 2025 meeting of the Heritage Days Committee re-
garding: 1) discussion on the Truck Show, 2) update
on sponsorships, 3) discussion on parade and road
closures, 4) discussion on liquor license and event in-
surance, 5) the Tourism Commission grants awarded,
6) discussion on shirt design, 7) discussion on parade
theme and permit and 8) discussion on and approval of
Friday night bands.

Council Member Petkovsek reported on the March
25, 2025 meeting of the Personnel Committee regard-
ing: 1) a closed session on a Firefighter’s performance
evaluation and 2) reconvening into open session.

Council Member Clough reported on the March 25,
2025 meeting of the Commission on Public Works/Util-

ities regarding: 1) current activities, 2) opening, discus-
sion on and recommendation to accept the high bid of
\$6,655 from Daniel Bautch for the Chevrolet Silverado
2500 Truck and Plow, 3) opening, discussion on and
recommendation to accept the bid of \$10.50 per acre
from Jordan Attoe on the Industrial Park farm land
lease, 4) opening, discussion on and recommendation
to accept the high bid of \$1,200 from Paul Rose & J.J.
Johnson on the hunting land lease and 5) payment of
bills.

Mayor Poeschel declared all reports filed as pre-
sented with the City Clerk.

Mayor Poeschel asked if there were any questions
on the Commission on Public Works items (2, 3 and 4).

Motion Clough, second Rochester, to accept the
recommendation to accept the high bid of \$6,655 from
Daniel Bautch for the Chevrolet Silverado 2500 Truck
and Plow. All Aye

Motion Rochester, second Neville, to accept the
recommendation to accept the bid of \$10.50 per acre
from Jordan Attoe on the Industrial Park farmland
lease. Council Member Counsell – Nay. All other mem-
bers – Aye. Motion carried.

Motion Petkovsek, second Rochester, to accept the
recommendation to accept the high bid of \$1,200 from
Paul Rose & J.J. Johnson on the hunting land lease.
All Aye.

Joy Palmer, CliftonLarsonAllen, presented the City,
Water, Sewer, TIF District #2, TIF District #3, TIF Dis-
trict #4, Special Revenue Funds, Debt Service and
Other Governmental Funds 2024 Annual Audit Reports
regarding: 1) auditor’s report and opinion, 2) the City
has \$2.4 million in the General Fund with \$1.4 million
in Unassigned Fund Balance, which is very good fi-
nancial condition and very stable, 3) the Water Utility
shows a negative change in net position (<\$76,176>)
and the Sewer Utility shows a positive change in net
position (\$148,531) with Rates of Returns (Water
<6.94>%) and Sewer 1.24%) these are very close -
oversight is needed to make sure the fluctuations are
monitored and utility rates are updated and sufficient
to cover increasing expenses and revenue changes.
Water rates were updated in 2013 when the PSC ap-
proved a 2.5% rate of return – a rate study would be
required, 3) TIF Districts #2, #3 and #4 were reviewed
– TIF Districts are a large up front investment (\$2.2 mil-
lion, \$1.9 million and \$1.2 million) recovered in future
tax increments from the individual TIF Districts. The
Council needs to be aware that TIF District #2 has been
terminated and the Wisconsin Department of Revenue
approved the final remaining increment for affordable
housing which was put into the City’s CDBG Housing
Program. TIF District #3 has 2 years of remaining life
with a deficit of \$187,070 which may not break even
unless more development occurs. TIF District #4 has
a deficit of \$1,104,790 with 17 years remaining, 5) risk
disclosure of the City’s cash and investments were re-
viewed at year end – the majority (99.5%) was FDIC or
NCUSIF insured or collateralized the remaining 0.5%
was under the State Deposit Guarantee Fund, which
is not considered to be insured or collateralized, 6) re-
viewed the City’s long term debt – City’s Statutory limit
is \$9.1 million with current borrowing of \$2.1 million
- \$7.0 million is available -the City is in good financial
shape, 7) reviewed the GASB 68 and 73 Statements
regarding the City’s share of the Wisconsin Retirement
Pension Plan, 8) the General Fund budget Compari-
son was reviewed, 9) reviewed the Compiled Schedule
Report of long term debt, non-lapsing funds, insurance
water and sewer rates of return – regulatory basis, 10)
reviewed the City’s internal control structure – lack of
separation of duties, preparation of the financial state-
ments, audit adjustments and the new audit standard
moving the Debt Service Fund from the Non-Major
Fund classification to the Major Fund classification and
11) in conclusion the records are in very good working
order, the staff was open and cooperative, the City had
an overall good year with good financial planning in
place.

Discussion followed. It is common for cities our size
to have the auditors prepare the financial statements
and adjusting journal entries, it has to be noted, so ev-
eryone is aware of it, it is not a bad thing.

Mayor Poeschel thanked Palmer for her presenta-
tion.

Palmer thanked the Clerk’s office for their work and
stated that the Water and Sewer Utility rates of return
should continue to be monitored.

Motion Petkovsek, second Rochester, to accept
and file the 2024 Annual Audit report as presented. All
Aye.

City Clerk Roehl presented a report on the City’s
continuing appropriation accounts and their respec-
tive balances as of December 31, 2024. The following
is a list of said accounts: Account No. 52100 Police
Department Administration (K-9 and Police Training),
Account No. 53450 Parking Lots and Meters, Account
No. 55110 Library, Account No. 55250 Parks and Rec-
reation – Room Tax 30%, Account No. 55340 Celebra-
tions – July 4th, etc., Account No. 55360 Christmas
Decorations, Account No. 56300 Planning (Historic
Preservation), Account No. 56600 Urban Development;
Account No. 56700 Economic Development, Account
No. 56750 Tourism Promotion – Room Tax 70%, Ac-
count No. 57140 Public Buildings, Account No. 57220
Public Safety – Fire Department Vehicles, Account No.
57320 Machinery and Equipment, Account No. 57330
Street Construction, Account No. 57332 Bridges and
Culverts, Account No. 57350 Airport and Account No.
57620 Parks.

Discussion followed on donation restrictions within
each category.

Motion Neville, second Rochester, to carry forward

to 2025 the continuing appropriation as presented. All
Aye.

Mayor Poeschel read Mark Olson’s letter of Resig-
nation from the Airport Commission.

Motion Clough, second Neville, to accept Mark
Olson’s resignation from the Airport Commission and
thank him for his service to the City of Neillsville. All
Aye.

City Clerk Roehl reported on the Friends of the
Highground recognition dinner April 12, 2025; the
Neillsville June Dairy Breakfast will be June 8, 2025
at Four Star Ag, LLC/ Four Star Dairy, LLC; the School
District of Neillsville announcement of Corey Peterson
as the new Superintendent; and Clark County will be-
gin the monthly weather siren testing on April 2, 2025.

City Clerk Roehl reported on receiving notice from
the Wisconsin Department of Revenue that the City
has been awarded an Innovation Planning Grant in the
amount of \$23,500 for “Seeking Partnerships and Ef-
ficiencies: A Study of the City of Neillsville Police De-
partment, Public Works and Municipal Staff”.

Tavern Operator’s License Applications:
Bridget C.R. Lokken, Natasha R. Mrotek, Stacy M.
Petkovsek and Marcella C.Z. Subke.

Motion Neville, second Rochester, to grant all the
listed licenses. All Aye.

Motion Clough, second Rochester, that City Bills
Nos. 246 to 292 in the amount of \$117,186.17 be paid.
All Aye.

Motion Rochester, second Petkovsek, to adjourn.
All A

Duane G. Poeschel, Mayor

Rex R. Roehl, Clerk

WNAXLP

(Published in the Clark County Press April 2, 2025.)

NOTICE OF LEGISLATIVE MEETING

Notice is hereby given to the qualified electors of
the School District of Neillsville, that members of the
Board of Education will be attending a legislative meet-
ing at the School District of Medford on the 14th day of
April 2025, at approximately 5:00 p.m. No action will be
taken during the meeting.

/s/ Deanna L. Heiman
District Clerk
March 26, 2025
WNAXLP

(Published in The Clark County Press
April 2, 9, and 16, 2025)
STATE OF WISCONSIN, CIRCUIT COURT,
CLARK COUNTY
U.S. Bank National Association
Plaintiff,
v.
Estate of Lawrence A. Kernz
Defendant.

Case No. 2024CV000082

NOTICE OF SHERIFF’S SALE

By virtue of a judgment of foreclosure made in the
above-entitled action on October 8, 2024 in the amount
of \$69,300.68, I will sell at public auction, located at the
third floor lobby entrance of the Clark County Courthouse
517 Court Street, Neillsville, WI 54456, on

April 30, 2025

At 10:00 AM, all of the following described premises,
to wit:

SITUATE IN THE COUNTY OF CLARK, STATE
OF WISCONSIN
LOTS 35 AND 36, BLOCK 2, OF LYNCH’S
ADDITION TO THE CITY OF NEILLSVILLE,
CLARK COUNTY, WISCONSIN.
Street Address: 1401 Bruley Street, Neillsville,
WI 54456
Tax Key No. 261.0508.000

**THE PROPERTY WILL BE SOLD AS IS AND SUB-
JECT TO ANY AND ALL REAL ESTATE TAXES, SUPE-
RIOR LIENS OR OTHER LEGAL ENCUMBRANCES.**

TERMS OF SALE: CASH, CASHIER’S CHECK or
CERTIFIED FUNDS, payable to the Clerk of the Courts
(10% down payment at sale, balance due within ten (10)
days of Court approval; down payment to be forfeited if
payment not received timely). Buyer must comply with
minimum bidder qualifications as set forth in Wis. Stat.
§ 846.155. Buyer to pay applicable Wisconsin Real
Estate Transfer Tax in addition to the purchase price.

Kerry L. Kirn

Sheriff of Clark County, Wisconsin

Codilis, Moody
& Circelli, P.C.
Attorneys for Plaintiff
(414) 775-7700
50-24-00792

NOTE: This law firm is a debt collector.

WNAXLP

(Published in The Clark County Press April 2, 2025)

**STATE OF WISCONSIN CIRCUIT COURT CLERK OF COURT
CLARK COUNTY**

In the Matter of the Foreclosure of Tax Liens
under Wis. Stat. § 75.521
by Clark County

List of Tax Liens for 2021, Number 1

**LIST OF TAX LIENS OF CLARK COUNTY BEING FORECLOSED BY
PROCEEDING IN REM FOR 2021, NUMBER 1, AND PETITION**

Case No. 25-GF
Case Code: 30405

TO THE CIRCUIT COURT OF CLARK COUNTY, WISCONSIN :

Now comes Renee Schoen, Clark County Treasurer, on behalf of Clark County, and files this List of Tax Liens of Clark County (hereinafter “List”) for delinquent taxes and hereby petitions and shows the Court as follows:

1. A tax certificate has been issued to Clark County for unpaid taxes on each of the following described parcels of land, and two (2) or more years have elapsed since the dates of the tax certificates, such dates being the tax certificate year indicated on the List attached hereto as Exhibit A and fully incorporated herein.
2. Clark County is the owner and holder of tax liens for the years indicated on said List, as evidenced by the tax certificate numbers shown on the List.
3. Clark County has, by Ordinance adopted by the County Board of Supervisors of Clark County, elected to proceed under§ 75.521 of the Wis. Stats., for the purpose of enforcing tax liens in Clark County.
4. On February 20, 2025, Clark County Board of Supervisors, voted to proceed with tax foreclosure in rem for the parcels in said list.
5. Said List, made and filed pursuant to the provisions of Section 75.521, Wisconsin Statutes, is attached hereto as Exhibit A and incorporated herein by reference.
6. Interest at the rate of 1% per month and penalty of 0.5% per month on the p1ncipal sum of each tax lien is charged from January 1 of the year the tax certificate was issued to the date of redemption. Base Tax amounts listed on the List do not include interest and penalties due.
7. All descriptions by lot and block number refer to plats and maps filed in the Office of the Register of Deeds for Clark County, Wisconsin.
8. That no municipalities other than Clark County have any right, title or interest in the described lands or in the tax liens or in the proceeds thereof, except as stated herein for accrued but unpaid 2021 real estate taxes, which have not been given notice of these proceedings and an opportunity to assert any claims.

WHEREFORE, Clark County requests the following relief from the Court:

1. A Judgment vesting title of each of said parcels of land in the name of Clark County in fee simple absolute, as of the date of entry of judgment in this action, and barring and foreclosing any and all claims whatsoever of the former owner(s), and any person having any right, title interest, claim, lien or equity of redemption and any person claiming through and under them, all persons, both natural and artificial, since the date of filing of this List of Tax \ Liens in the Office of the Clerk of the Circuit Court of Clark County; and
2. Judgment entitling Clark County to immediate possession of all such properties and commanding all persons to vacate properties that remain occupied.

Dated March 19,2025

/s/ Renee J. Schoen
Clark County Treasurer

EXHIBIT A

LIST OF TAX LIENS OF CLARK COUNTY BEING FORECLOSED BY PROCEEDING IN REM 2021 NO. 1

Item #	Parcel Number and site address	Legal Description	Owners, Mortgagees, and Other Parties of Interest	Certificate #	Tax Certificate Year	Base Tax Amount
1	201.0666.001 Vacant land	The North Twenty (20) Feet of the East one-half of the Southeast Quarter (E ½ - SE ¼) lying easterly of a 200 foot railroad right of way, Section One (1), Township 28 North (T28N), Range 1 East (R1E), and being part of Lot One (1) of Certified Survey Map No. 2969 Recorded as Document 639379 in the Office of the Clark County Register of Deeds, City of Abbottsford, Clark County, Wisconsin	Emil Schraufnagel, Alphonse Schraufnagel, Martha Schraufnagel, Mary Treankler, Cletus Schraufnagel, Arthur Schraufnagel, All deceased Heirs unknown	2701	2021	\$101.61
2	211.0105.000 201 S. 2 nd St Colby, WI 54421	The North 12.5 feet of Lot 25, and all of Lot 26, Block 9, First Addition to the Village, now City, of Colby, Clark County, Wisconsin	Manuel Ignacio Ramirez AbbyBank 401 E Spruce St PO BOX 648, Abbottsford, WI 54405 Capital One Bank USA 140 E Shore Dr 12017-0380, Glen Allen, VA 23059	2706	2021	\$756.22
3	246.0165.000 217 E. Central St. Loyal, WI 54446	Lot Ten (10), Block One (1), AA Graves 1 st Addition to the City of Loyal, Clark County, Wisconsin	Mark Topness 107 Morse St. Sparta, WI 54656 One Main Financial Group LLC 2400 E Devon Ave Suite 300, Des Plaines, IL 60018 Mariner Finance LLC 1423 State Road 16, La Crosse, WI 54601 Monroe County Clerk of Court 112 S Court St #2200, Sparta, WI 54656 La Crosse County Clerk of Circuit Court, 333 Vine St. La Crosse, WI 54656 Clark County Clerk of Circuit Court 517 Court St, Neillsville, WI 54456	2736	2021	\$638.43
4	265.0124.000 313 E. 5 th St. Owen, WI 54460	All that part of Lots Five (5) and Six (6), Block Seventeen (17), lying Northeasterly of railroad right of way Original Plat City of Owen, Clark County, Wisconsin	Michael S Hempelman; Lucius Bower 313 E 5th St, Owen 54460 Jackson County Clerk of Circuit Court 307 Main St, Black River Falls, WI 54615	2788	2021	\$1,570.15

5	265.0287.000 637 E. 6 th St. Owen, WI 54460	Lot Two (2), Weaver’s Addition to the City of Owen, Clark County, Wisconsin	Michael J. Riihinen, Carla Riihinen Owen Withee High School P.O. Box 417 Owen, WI 54460	2802	2021	\$634.05
6	265.0646.000 704 E. 2 nd St. Owen, WI 54460	Lot Three (3) and the North Fifty-Six (56) Feet of the West 7.20 Feet of Lot Four (4), Block One (1), Subdivision of Outlot 8A, Assessor’s Plat of the City of Owen, Clark County, Wisconsin	Matthew Riihinen P.O. BOX 126, Owen, WI 54460 Aspirus Medford Hospital & Clinics Inc. c/o Alliance Collection Agencies Inc., P.O. BOX 1267, Marshfield, WI 54449 Hayden Danny Thomas N4883 Butternut Hill Rd, Medford, WI 54451 Clark County Clerk of Circuit Court 517 Court St, Neillsville, WI 54456	2811	2021	\$895.55
7	020.0186.000 W8666 County Highway GG, Willard, WI 54493	The Southwest Quarter of the Southeast Quarter (SW ¼-SE ¼), of Section Nine (9), Township Twenty-Six North (T26N), Range Three West (R3W), Town of Hendren, Clark County, Wisconsin	Sharon R. Henze W8666 County Highway GG Willard, WI 54493 Clark Electric Coop 1209 W. Dall-Berg Road, Greenwood, WI 54437	2941	2021	\$1,358.33
8	024.0147.000 W7106 Bridge Road Withee, WI 54498	Lot One (1) of Certified Survey Map No. 1986, Recorded as Document 583221 in the Office of the Clark County Register of Deeds, being a part of the Southeast Quarter of the Southwest Quarter (SE ¼-SW ¼) of Section Seven (7), Township Twenty-Nine North (T29N), Range Two West (R2W), Town of Hixon, Clark County, Wisconsin	J. Cerven Enterprises LLC W7106 Bridge Road Withee, WI 54498 Jason Cerven 8949 23rd Avenue S. Eau Claire, WI 54701 Wisconsin Department of Revenue P.O. Box 8901 Madison, WI 53708	2972	2021	\$159.44
9	024.0182.000 N16361 River Ave Withee, WI 54498	The South 360 Feet of the North 740 Feet of the East 242 Feet of the Southeast Quarter of the Northeast Quarter (SE ¼ - NE ¼), Section Nine (9), Township Twenty-Nine North (T29N), Range Two West (R2W), Town of Hixon, Clark County, Wisconsin	Billy Anderson; April D. Anderson N16361 River Ave. Withee, WI 54498 Chippewa County Housing Authority Attn: Richelle Rizzo 711 N Bridge St Rm 14, Chippewa Falls, WI 54729	2974	2021	\$2,593.86

10	030.0544.000 N12898 State Hwy 73 Owen, WI 54460	That part of the Northwest Quarter of the Northwest Quarter (NW ¼ - NW ¼) of Section Twenty-Six (26), Township 28 North (T28N), Range 2 West (R2W), described as follows: Commencing at the Northwest corner of the NW ¼ -NW ¼, thence East 16 Rods, thence South 5 Rods, thence West 8 Rods, thence South 2 Rods 8 feet, thence West 8 Rods, thence North 7 Rods 8 feet to the Point of Beginning, Except lands conveyed for Highway Right of Way in Volume 149 Deeds, Page 114 and in Volume 474 Records, Page 134, Town of Longwood, Clark County, Wisconsin	Delores Kloss N12898 State Highway 73 Owen, WI 54460 James E. Kloss 26292 W Mondovi St. Eleva, WI 54738 Northwestern Bank 202 N. Bridge St. Chippewa Falls, WI 54729 Curt Dutton 1918 Hilltop Court Bloomer, WI 54724	3013	2021	\$231.30
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11	042.0933.000 N2866 State Highway 73 Neillsville, WI 54456	That part of the Northwest Quarter of the Northwest Quarter (NW ¼ - NW ¼) of Section Thirty-five (35), Township 24 North (24N), Range Two West (R2W), Town of Pine Valley, Clark County, Wisconsin described as follows: Commencing 336 feet South of the Northwest Corner of NW ¼ - NW ¼, thence East 250 feet, thence South 118 feet, thence West 250 feet, thence North 118 feet to the point of beginning.	Dean Morse N2866 State Highway 73, Neillsville, WI 54456 Discover Bank By Agent DFS Services LLC PO Box 8003 Hilliard, OH 43026 Midland Credit Management Inc. C/O Messerli & Kramer PA 3033 Campus Drive, Suite 250 Plymouth, MN 55441	3084	2021	\$443.52
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12	066.0047.000 N7147 Pelsdorf Ave. Loyal, WI 54446	Lot One (1) of Certified Survey Map No. 1836, Recorded as Document 572161 in the Office of the Clark County Register of Deeds, being a part of the Southeast Quarter of the Northeast Quarter (SE ¼ - NE ¼) of Section Three (3), Township Twenty-Five North (T25N), Range One	Walterno LLC P.O. Box 16 Van Dyne, WI 54979	3179	2021	\$780.38
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		West (R1W), Town of York, Clark County, Wisconsin				
13	131.0034.000 207 Oak St. Granton, WI 54436	Lot One (1), Block E, and the East One-half of the adjacent abandoned alley and parcel as described in Document 611839, Original Plat Village of Granton, Clark County, Wisconsin.	Cody Steinhilber; Isabella Steinhilber 423 S. Section St. Nekoosa, WI 54457 Village of Granton P.O. Box 69, Granton, WI 54436 Harold Wilson 11521 64 th St. South Wisconsin Rapids, WI 54494	3206	2021	\$1,139.16

WNAXLP