

FORT COMMUNITY CREDIT UNION

Plaintiff,

vs.

**NOTICE OF FORECLOSURE SALE**

ESTATE OF JOHN R. ADAMUS

Defendant.

Case No.: 16 CV 08

Case Code: 30404

DANIEL J. ADAMUS

In his capacity as Personal Representative of the Estate of John R. Adamus

DANIEL J. ADAMUS

In his individual capacity

JON DOE

JANE DOE

JEFFERSON COUNTY CLERK OF COURTS

DUNTLEY WATERWORKS LLC

Additional Defendants.

**PLEASE TAKE NOTICE** that by virtue of a Judgment of Foreclosure and sale entered in the above-entitled action on May 6, 2016 in the amount of \$90,908.22, the Sheriff of Jefferson County, Wisconsin, will sell the premises described at public auction as follows:

DATE / TIME:Wednesday, December 28<sup>th</sup>, 2016 at 10:00 a.m.TERMS:

Ten percent (10%) cash or cashier's check down at time of sale. The balance of the purchase price to be paid within 10 days after confirmation of sale. The property will be sold "as is" subject to all legal encumbrances and any outstanding and accrued real estate taxes, special assessments, penalties and interest, if any. Upon confirmation, the purchaser will be required to pay all transfer tax and recording fees.

PLACE:

Main lobby of Jefferson County Sheriff's Office, 411 S. Center Avenue, Jefferson, Wisconsin.

PROPERTY DESCRIPTION:

A part of the Southwest Quarter of the Southwest Quarter of Section 33, Township 6 North, Range 14 East, Town of Koshkonong, Jefferson County, Wisconsin, to-wit: Beginning at a 1 inch iron pipe at the Northwest corner of Lot 2, Certified Survey Map #989; thence South 01° 13'19" East along the West line of said Lot 2, 171.50 feet to a 1 inch iron pipe; thence North 74°01'06" West 243.46 feet to a 1 inch iron pipe; thence North 13°28'33" East, 252.90 feet to a 1 inch iron pipe, being a point on a curve on the Southerly line of U.S.H. "12"; thence along the arc of said curve, concave Northeasterly, having a radius of 669.60 feet, a tangent bearing North 60°01'12" West, and a long chord that bears South 50°28'06" East, 222.22 feet to the point of beginning.

Subject to and including the joint use with the owners of the parcel to the South thereof of the driveway running Northerly and Southerly through the above described land as contained in the driveway agreement, recorded in the Office of the Register of Deeds in and for Jefferson County, Wisconsin on August 2, 1979 in Volume 589 of Records on Page 743 as Document Number 763332.

PROPERTY ADDRESS:

W6425 Highway 12, Fort Atkinson, Wisconsin, 53538.

TAX KEY NO.:

016-0614-3333-038

Dated this 16 day of November, 2016.

  
Sheriff of Jefferson County, Wisconsin

SIMONINI &amp; JOHNSON LAW OFFICE, LLC

Attorneys for Plaintiff

6417 Odana Road, Suite 20

Madison, WI 53719

PHONE: 608-467-9171

S: 16111316.02

**Simonini & Johnson Law Office, LLC by Reno J. Simonini is attempting to collect a debt and any information obtained will be used for that purpose. If you have previously received a chapter 7 discharge in bankruptcy, this pleading should not be construed as an attempt to collect a debt.**