

STATE OF WISCONSIN : CIRCUIT COURT : JEFFERSON COUNTY
WELLS FARGO BANK, N.A., CASE NO.: 12-CV-351
FORECLOSURE CASE CODE-30404

Plaintiff,

vs.

NOTICE OF SHERIFF'S SALE

ERIC W. BROWN, et al.,

Defendants.

By virtue of a Judgment of Foreclosure made in the above entitled action on 11/15/2012, in the amount of \$130,819.25, I will sell at public auction in the Main lobby of the Jefferson County Sheriff's Department, 411 South Center Avenue, Jefferson, WI 53549, City of Jefferson, County of JEFFERSON, State of Wisconsin on **8/26/2015 at 10:00 AM**, all of the following described mortgaged premises, to wit:

A parcel of land Commencing at the Southwest corner of the Southeast One-quarter (1/4) of the Southwest One-quarter (1/4) of Section Six (6), Township Six (6) North, Range Thirteen (13) East; running thence North on the West line of said Quarter Quarter 253.64 feet to a point in the center line of U.S. Highway Number 18, thence North 89° 23' East along said center line 253.00 feet to a point, thence South and parallel to West line of said Quarter Quarter 254.50 feet to the South line of said Section Six (6); thence South 102.5 feet to a point; thence South 89° 23' West 253.00 feet to a point in the West line of the Northeast One-quarter (1/4) of the Northwest Onequarter (1/4) of Section Seven (7), Township Six (6) North, Range Thirteen (13) East; thence North on said West line 103.36 feet to the place of beginning. Said lands lying and being in the Town of Oakland, County of Jefferson, and State of Wisconsin.

Excepting a parcel of land conveyed to the Wisconsin Department of Transportation for highway purposes by Deed recorded July 19, 1990, in Volume 756 of Records, Page 882 as Document No. 864159.

The above property is located at: N4482 Potters Road, Cambridge, WI 53523-9751

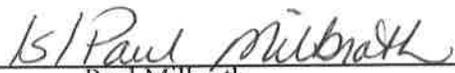
Tax Key No.: 022 0613 0634 002

TERMS OF SALE: Cash, Cashier's Check or Certified Check.

DOWN PAYMENT: 10% of amount bid by Cash, Cashier's Check or Certified Check due at time of sale. Balance of purchase price must be paid within ten (10) business days after confirmation of the sale. Failure to pay balance due will result in forfeit of deposit to plaintiff.

This property is sold "as is" subject to all legal encumbrances and any outstanding and accruing real estate taxes, special assessments, and penalties and interest, if any. Upon confirmation of the sale by the Court, purchaser will be required to pay all recording fees and, if desired, the cost of title evidence.

Dated this 14 day of July, 2015, at Jefferson, Wisconsin.


Paul Milbrath
SHERIFF OF JEFFERSON COUNTY, WI

KOHNER, MANN & KAILAS, S.C.
Attorneys for Plaintiff
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Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we are attempting to collect a debt on our client's behalf and any information we obtain will be used for that purpose.