

NRZ Pass-Through Trust IV, U.S. Bank National Association as
Trustee

NOTICE OF FORECLOSURE SALE

Plaintiff,

Case No. 13-CV-627

vs.

Edgar H. Smith, individually, and as possible trustee of the Edgar
H. and Joanne N. Smith Living Trust, Dated October 26, 1993,
Joanne N. Smith, individually, and as possible trustee of the
Edgar H. and Joanne N. Smith Living Trust, Dated October 26,
1993 and John Doe Smith, Jane Doe Smith and such other known
or unknown Trustees or Successor Trustees or known or
unknown Beneficiaries of the Edgar H. and Joanne N. Smith
Living Trust, Dated October 26, 1993

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on March 31, 2014 in the amount of \$416,546.69 the Sheriff
will sell the described premises at public auction as follows:

TIME: April 22, 2015 at 10:00 a.m.

TERMS: Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash,
cashier's check or certified funds, payable to the Jefferson County Sheriff Department (personal checks
cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in
cash, cashier's check or certified funds no later than ten days after the court's confirmation of the sale or
else the 10% down payment is forfeited to the plaintiff. The property is sold 'as is' and subject to all liens
and encumbrances.

PLACE: At the Main Lobby of the Jefferson County Sheriff Office, 411 South Center Avenue, Jefferson, WI

DESCRIPTION: PARCEL A: A parcel of land in Government Lot 3, in the Southwest Quarter of Section 24, Township 5
North, Range 13 East, Town of Koshkonong, Jefferson County, Wisconsin, to-wit: Commencing at the
Southeast corner of Lot 1, Vinne Ha Ha Plat; thence North 88°30' West, 8.50 feet; thence South 2°36'
West, 40.00 feet; thence South 7°52' West, 60.00 feet; thence South 12°15' West, 150.00 feet; thence
South 13°39' West, 336.00 feet to the point of beginning; thence continue South 13°39' West, 50.00 feet;
thence North 72°26'00" West, 229.97 feet to a meander point; thence North 34°56'46" East along a
meander line, 42.66 feet; thence South 74°53'20" East, 214.00 feet to the point of beginning. ALSO all
lands lying between the meander line and Lake Koshkonong. PARCEL B: A parcel of land in
Government Lot 3, in the Southwest Quarter of Section 24, Township 5 North, Range 13 East, Town of
Koshkonong, Jefferson County, Wisconsin, to-wit: Commencing at the Southeast corner of Lot 1, Vinne
Ha Ha Plat; thence North 88°30' West, 8.50 feet; thence South 2°36' West, 40.00 feet; thence South 7°52'
West, 60.00 feet; thence South 12°15' West, 150.00 feet; thence South 13°39' West, 386.00 feet to the
point of beginning; thence continue South 13°39' West, 50.00 feet; thence North 72°26'00" West, 249.00
feet to a meander point; thence North 34°56'46" East, along a meander line, 52.27 feet; thence South
72°26'00" East, 229.97 feet to the point of beginning. ALSO all lands between said meander line and
Lake Koshkonong.

PROPERTY ADDRESS: N987 Vinne Haha Rd Fort Atkinson, WI 53538-8711

DATED: February 19, 2015

Gray & Associates, L.L.P.
Attorneys for Plaintiff
16345 West Glendale Drive
New Berlin, WI 53151-2841
(414) 224-8404

Please go to www.gray-law.com to obtain the bid for this sale


Paul Milbrath
Jefferson County Sheriff

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.