

CitiMortgage, Inc.

**Plaintiff**

Case No: 13 CV 1721

vs

LISA W. THARP, et al.

**Defendant(s)**

**NOTICE OF SHERIFF'S SALE**

WAUKESHA SHERIFF DEPT.  
RECORDS DIVISION  
2014 OCT -9 AM 11:58

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on November 22, 2013 in the amount of \$337,429.09 the Sheriff will sell the described premises at public auction as follows:

TIME: November 26, 2014 at 10:00 AM

TERMS: By bidding at the sheriff sale, prospective buyer is consenting to be bound by the following terms: 1.) 10% down in cash or money order at the time of sale; balance due within 10 days of confirmation of sale; failure to pay balance due will result in forfeit of deposit to plaintiff. 2.) Sold "as is" and subject to all legal liens and encumbrances. 3.) Plaintiff opens bidding on the property, either in person or via fax and as recited by the sheriff department in the event that no opening bid is offered, plaintiff retains the right to request the sale be declared as invalid as the sale is fatally defective.

PLACE: in the main lobby of the Sheriff's Dept/Justice Bldg - Door #8 located at 515 W. Moreland Blvd, Waukesha, Wisconsin 53188

DESCRIPTION: LOT 5 AND THE WEST 35 FEET OF LOT 6, BLOCK 2, OAK KNOLL, A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 8 NORTH, RANGE 20 EAST, IN THE VILLAGE OF MENOMONEE FALLS, WAUKESHA COUNTY, WISCONSIN.

PROPERTY ADDRESS: N84 W17704 Denice Avenue, Menomonee Falls, WI 53051

TAX KEY NO.: MNFV0033126

**Scott D. Nabke**  
J Peterman Legal Group Ltd.  
State Bar No. 1037979  
165 Bishops Way, Suite 100  
Brookfield, WI 53005  
262-790-5719

Dated this 9<sup>th</sup> day of October, 2014.

Daniel J. Trawicki  
Sheriff Daniel J. Trawicki  
Waukesha County Sheriff

Please go to [www.jpetermanlegalgroup.com](http://www.jpetermanlegalgroup.com) to obtain the bid for this sale.  
J Peterman Legal Group Ltd. is the creditor's attorney and is attempting to collect a debt on its behalf.  
Any information obtained will be used for that purpose.