

Federal National Mortgage Association

Plaintiff,

NOTICE OF FORECLOSURE SALE

vs.

Case No. 14-CV-01630

Victor M. Lezama and JPMorgan Chase Bank, N.A.

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on October 1, 2014 in the amount of \$211,860.44 the Sheriff will sell the described premises at public auction as follows:

TIME: April 8, 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 Waukesha County Sheriff's Dept. (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: In the main lobby of the Sheriff Department/Justice Center, Door #8 (new building behind courthouse)

DESCRIPTION: Lot 1, in Block 11, in CAPLES PARK NO. 4, being a part of the West ½ of Section 11, in Township 6 North, Range 19 East, in the City of Waukesha, County of Waukesha, State of Wisconsin. ALSO, all that part of the Southwest ¼ of Section 11, Town 6 North, Range 19 East, in the City of Waukesha, County of Waukesha, State of Wisconsin, bounded and described as follows: Commencing at the Northwest corner of the Southwest ¼ of Section 11; thence North 88° 22' 00" East along the North line of said Southwest ¼, 342.62 feet to the Northwest corner of Lot 1, Block 11, Caples Park Subdivision No. 4; thence South 00° 11' 00" East along the West line of said Lot 1, 121.08 feet to the point of beginning of the parcel hereinafter described; thence continuing South 00° 11' 00" East along said West line 68.58 feet; thence South 88° 22' 00" West parallel to the North line of the Southwest ¼ of Section 11, 94.39 feet; thence North 00° 02' 50" East parallel to the West line of said Southwest ¼ 68.59 feet; thence North 88° 22' 00" East parallel to the North line of the aforementioned Southwest ¼, 94.11 feet to the point of beginning.

PROPERTY ADDRESS: 208 Westminster Dr Waukesha, WI 53186-6646

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.

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.

Eric Severson

Eric Severson
Waukesha County Sheriff

WAUKESHA SHERIFF DEPT.
RECORD DIVISION
2015 FEB 23 AM 11:19