

STATE OF WISCONSIN

CIRCUIT COURT

WAUKESHA COUNTY

Select Portfolio Servicing, Inc.

Plaintiff,

Case No. 2021CV001365

v.

Steven Richard Kutcher, et al.

Defendants.

2022 MAY 25 PM 12:19  
WAUKESHA SHERIFF DEPT.  
RECORD DIVISION

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on April 8, 2022 in the amount of \$246,691.35, I will sell at public auction, located in the lobby of the Sheriff's Department Justice Center, 515 W. Moreland Boulevard, Waukesha, WI 53188, on

**July 13, 2022**

At 10:00 AM, all of the following described premises, to wit:

LOT 3, BLOCK 1, IN SOUTH PARK ESTATES ADDITION NO. 1, BEING A SUBDIVISION OF A PART OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 6 NORTH, RANGE 19 EAST, IN THE CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN.

Street Address: 1809 Dixie Drive, Waukesha, WI 53189  
Tax Key No. WAKC 1357211

**THE PROPERTY WILL BE SOLD AS IS AND SUBJECT TO ANY AND ALL REAL ESTATE TAXES, SUPERIOR LIENS OR OTHER LEGAL ENCUMBRANCES.**

**TERMS OF SALE:** CASH, CASHIER'S CHECK or CERTIFIED FUNDS, 10% down payment is payable to Waukesha County Sheriff's Department and the balance is payable to the Clerk of Courts (10% down payment at sale, balance due within ten (10) days of Court approval; down payment to be forfeited if payment not received timely). Buyer must comply with minimum bidder qualifications as set forth in Wis. Stat. § 846.155. Buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

DATED on 5-25-22

**Eric Severson**

Sheriff of Waukesha County, Wisconsin

Codilis, Moody & Circelli, P.C.  
Attorneys for Plaintiff  
(414) 775-7700  
50-22-00253

**NOTE: This law firm is a debt collector.**