

STATE OF WISCONSIN

CIRCUIT COURT

WAUKESHA COUNTY

Home Point Financial Corporation

Plaintiff,

Case No. 2023CV000557

v.

Steven A. Guth, et al.

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on June 14, 2023 in the amount of \$192,683.34, 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

March 27, 2024

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

PARCEL 2-A OF CERTIFIED SURVEY MAP NO. 3573, RECORDED ON MAY 22, 1979 IN VOLUME 27 OF CERTIFIED SURVEY MAPS ON PAGES 163, 164 AND 165, AS DOCUMENT NO. 1091603, BEING A RE-DIVISION OF PARCEL 2 OF CERTIFIED SURVEY MAP NO. 3332, RECORDED JULY 13, 1978 IN VOLUME 25 OF CERTIFIED SURVEY MAPS ON PAGES 131, 132 AND 133, AS DOCUMENT NO. 1056180, BEING A PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 29, IN TOWNSHIP 7 NORTH, RANGE 19 EAST, IN THE CITY OF WAUKESHA, WAUKESHA COUNTY, WISCONSIN.

Street Address: 2715 Silvernail Road, Pewaukee, WI 53072

Tax Key No. WAKC0977037001

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 2-5-2024

Eric Severson

Sheriff of Waukesha County, Wisconsin

Codilis, Moody & Circelli, P.C.

Attorneys for Plaintiff

(414) 775-7700

50-23-00371

NOTE: This law firm is a debt collector.