

U.S. Bank National Association,
Plaintiff,

vs.

Case No. 15-CV-743

Nicholas S. Flessas and Nicolette Flessas,
Defendants.

2019 SEP -9 PM 12:29
WAUKESHA SHERIFF DEPT.
RECORD DIVISION

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on September 15, 2015, in the amount of \$152,062.74, I will sell at public auction in the main lobby of the Sheriff's Dept. Justice Center Door No. 8 of the Waukesha County Courthouse, located at, 515 W. Moreland Blvd., Waukesha, WI 53188, on **October 23, 2019, at 10:00 a.m.**, all of the following described premises, to wit:

Lot 167, Five Fields Addition Number 2, being a Subdivision of part of the Northeast 1/4, Southeast 1/4, Southwest 1/4 and Northwest 1/4 of the Southeast 1/4 of Section 11, Township 7 North, Range 19 East, City of Pewaukee (formerly Town of Pewaukee), Waukesha County, Wisconsin.

Tax Key No. PWC 0908 046

Address: N33 W23352 Greenbriar Court, Pewaukee, WI 53072

THE PROPERTY WILL BE SOLD SUBJECT TO ALL LEGAL ENCUMBRANCES.

TERMS OF SALE:

1. At the time of sale: a downpayment (CASH or CASHIER'S CHECK only) in an amount not less than 10% of the successful bid; and
2. No later than ten (10) days after the Court confirms the sale:
 - a. The balance due on the sale;
 - b. The amount of the transfer fee due under Section 77.22, Wis. Stats., if any; and
 - c. The amount of the fee due under Section 59.43(2), Wis. Stats., to record the deed and any other document required for such recordation.

DATED at Waukesha, Wisconsin, on 9-9-19.

BASS & MOGLOWSKY, S.C.,
Attorneys for Plaintiff

Eric Severson

Sheriff of Waukesha County, Wisconsin

Bass & Moglowsky, S.C. is a law firm / debt collector representing a creditor in the collection of a debt owed to said creditor. We are attempting to collect such debt and any information obtained from this communication will be used for that purpose.