

The Bank of New York Mellon, f/k/a The Bank of New York, as trustee for the certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-8

## NOTICE OF FORECLOSURE SALE

Case No. 16-CV-01194

2016 NOV 22 PM 12: 00  
 WAUKESHA SHERIFF DEPT.  
 RECORD DIVISION

Plaintiff,

vs.

Justin Lee Russell

Defendant.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on October 5, 2016 in the amount of \$212,445.30 the Sheriff will sell the described premises at public auction as follows:

TIME: January 18, 2017 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 98 in Ridgewood Addition to the City of Waukesha, being a part of the Northeast ¼ of Section 10, in Township 6 North, Range 19 East, in the City of Waukesha, Waukesha County, Wisconsin. Together with the vacated East 5 feet of Garfield Avenue abutting said Lot 98 on the West.

PROPERTY ADDRESS: 155 Frame Ave Waukesha, WI 53186-6244

DATED: November 19, 2016

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](http://www.gray-law.com) to obtain the bid for this sale

**Eric Severson**

Eric Severson  
 Waukesha County Sheriff

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.