

Federal National Mortgage Association ("Fannie Mae"), a corporation organized and existing under the laws of the United States of America

Plaintiff

Case No: 15 CV 180

vs

MARSHA MAGESTRO, et al.

Defendant(s)

NOTICE OF SHERIFF'S SALE

2015 DEC -4 AM 10:54
WAUKESHA SHERIFF DEPT.
RECORD DIVISION

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on July 23, 2015 in the amount of \$56,044.31 the Sheriff will sell the described premises at public auction as follows:

TIME: January 27, 2016 at 10:00 AM

TERMS: By bidding at the sheriff sale, prospective buyer is consenting to be bound by the following terms: 1.) 10% down in cash or money order at the time of sale; balance due within 10 days of confirmation of sale; failure to pay balance due will result in forfeit of deposit to plaintiff. 2.) Sold "as is" and subject to all legal liens and encumbrances. 3.) Plaintiff opens bidding on the property, either in person or via fax and as recited by the sheriff department in the event that no opening bid is offered, plaintiff retains the right to request the sale be declared as invalid as the sale is fatally defective.

PLACE: in the main lobby of the Sheriff's Dept/Justice Bldg - Door #8 located at 515 W. Moreland Blvd, Waukesha, Wisconsin 53188

DESCRIPTION: Lot 12, in Forest Grove Subdivision, being a Subdivision of part of the Southwest 1/4 of the Northwest 1/4 of Section 36, Township 7 North, Range 20 East, in the City of Brookfield, Waukesha County, Wisconsin.

PROPERTY ADDRESS: 615 Forest Grove Court, Brookfield, WI 53005

TAX KEY NO.: BRC1150043

Jordan C. Staleos
J Peterman Legal Group Ltd.
State Bar No. **1085629**
165 Bishops Way, Suite 100
Brookfield, WI 53005
262-790-5719

Dated this 4th day of December, 2015.

Eric Severson

Sheriff Eric Severson
Waukesha County Sheriff