

U.S. BANK NATIONAL ASSOCIATION
s/b/m U.S. Bank National Association ND
Plaintiff,
vs.

Case No. 15-CV-02102
Code No. 30404
Foreclosure of Mortgage
Dollar Amount Greater Than \$10,000.00

WAUKESHA SHERIFF DEPT
RECORD DIVISION
2016 JAN 21 AM 10:45

THE ESTATE OF IRVIN S. BEHRENDT
c/o Diane S. Diel, Special Administrator and
ELIZABETH BEHRENDT and UNKNOWN SPOUSE
of Elizabeth Behrendt and VILLA VISTA
OWNER'S ASSOCIATION, INC.
Defendants.

NOTICE OF FORECLOSURE SALE

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on December 29, 2015 in the amount of \$111,405.51, the Sheriff will sell the described premises at public auction as follows:

TIME: March 2, 2016 at 10:00 o'clock a.m.

- TERMS:
1. 10% down in cash or certified funds 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. Buyer to pay applicable Wisconsin Real Estate Transfer Tax.

PLACE: Lobby of the Waukesha County Sheriff's Justice Center, Door #8, located at 515 West Moreland Blvd., City of Waukesha, Wisconsin.

DESCRIPTION: Unit No. D-108 in Building Lettered "D" and so much of the undivided interest in the common areas and facilities appurtenant to such unit in the percentage specified and established in the hereinafter-mentioned Declaration, in a Condominium commonly known as VILLA VISTA created under the Condominium Ownership Act of the State of Wisconsin by Declaration recorded on February 19, 1980 in the Office of the Register of Deeds for Waukesha County, Wisconsin, in Reel 397, Images 1013 to 1066 inclusive, as Document No. 1120588, and by First Amendment to Declaration recorded on May 29, 1980 in said Register's Office in Reel 409 at Image 193, as Document No. 1127711, and by a Second Amendment to Declaration recorded on September 12, 1980 in said Register's Office, as Document No. 1137168, and by Third Amendment to Declaration recorded on October 15, 1980 in said Register's Office, as Document No. 1140662, and by a Fourth Amendment to Declaration recorded on June 8, 1983 in Reel 547 at Image 382 as Document No. 1216406, and Assignment of Declaration's Interest recorded on January 31, 1985 in Reel 654, Image 193, as Document No. 1285132. The post office address of the above unit is N82W13498 Fond du Lac Avenue, Menomonee Falls, WI 53051.

PROPERTY ADDRESS: N82 W13498 Fond du Lac Avenue, Unit D-108, Village of Menomonee Falls
TAX KEY NO.: MNFV 0047.999.058

Eric Severson

Eric Severson
Sheriff of Waukesha County, WI

O'DESS AND ASSOCIATES, S.C.
Attorneys for Plaintiff
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Wauwatosa, WI 53213
(414) 727-1591

O'Dess and Associates, S.C., is attempting to collect a debt and any information obtained will be used for that purpose.

If you have previously received a Chapter 7 Discharge in Bankruptcy, this correspondence should not be construed as an attempt to collect a debt.