

Ocwen Loan Servicing, LLC as servicer for
U.S. Bank, N.A., as Trustee for CitiGroup
Mortgage Loan Trust Inc., Series 2005-9

Plaintiff

Case No: 15 CV 2081

vs

AUDREY R. ERDMANN, et al.

Defendant(s)

NOTICE OF SHERIFF'S SALE

2016 APR 12 AM 10:45
WAUKESHA SHERIFF DEPT.
RECORD DIVISION

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on January 29, 2016 in the amount of \$170,834.44 the Sheriff will sell the described premises at public auction as follows:

TIME: June 1, 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 13, BLOCK 24, IMPERIAL ESTATES, A SUBDIVISION OF PARTS OF THE NORTHEAST ¼ SOUTHEAST ¼, SOUTHWEST ¼ AND NORTHWEST ¼ OF SECTION 4, TOWNSHIP 7 NORTH, RANGE 20 EAST, CITY OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN

PROPERTY ADDRESS: 4395 Continental Drive, Brookfield, WI 53045

TAX KEY NO.: BR C1021405

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 12th day of April, 2016
Eric Severson

Sheriff Eric Severson
Waukesha County Sheriff

Please go to www.jpetermanlegalgroup.com to obtain the bid for this sale.
J Peterman Legal Group Ltd. is the creditor's attorney and is attempting to collect a debt on its behalf.
Any information obtained will be used for that purpose.