

WELLS FARGO BANK, N.A.,

CASE NO.: 15-CV-410
FORECLOSURE CASE CODE-30404

Plaintiff,

vs.

NOTICE OF SHERIFF'S SALE

BEVERLY J. TOMASZEWSKI, et al.,

Defendants.

By virtue of a Judgment of Foreclosure made in the above entitled action on 07/28/2015, in the amount of \$188,151.05, I will sell at public auction in the Lobby of the Sheriff's Department Justice Center, 515 West Moreland Boulevard, City of Waukesha, County of WAUKESHA, State of Wisconsin on **11/04/2015 at 10:00 AM**, all of the following described mortgaged premises, to wit:

All that part of the North One-half (1/2) of Section Twelve (12), Township Seven (7) North, Range Nineteen (19) East, in the City of Pewaukee, Waukesha County, Wisconsin, described as follows: Commencing at a point on the North and South 1/4 Section line, distant South 145.3 feet from the North 1/4 Section corner; thence South 76°34' West 159.00 feet; thence South and parallel with 1/4 line aforesaid 474.2 feet to fence boundary; thence North 88°40' West on said boundary 121.3 feet; thence North 551.7 feet; thence North 76°34' East 270.3 feet to the center line of State Trunk Highway 164; thence South 23°55' East on said center line 109.0 feet; thence South 76°34' West 32.0 feet on the first described line extended, to the point of commencement.

The above property is located at: W225 N3967 Duplainville Road, Pewaukee, WI 53072

Tax Key No.: PWC 0910 997

TERMS OF SALE: Cash, Cashier's Check or Certified Check.

DOWN PAYMENT: 10% of amount bid by Cash, Cashier's Check or Certified Check due at time of sale. Balance of purchase price must be paid within ten (10) business days after confirmation of the sale. Failure to pay balance due will result in forfeit of deposit to plaintiff.

This property is sold "as is" subject to all legal encumbrances and any outstanding and accruing real estate taxes, special assessments, and penalties and interest, if any. Upon confirmation of the sale by the Court, purchaser will be required to pay all recording fees and, if desired, the cost of title evidence.

Dated this 21st day of September, 2015, at Waukesha, Wisconsin.

Eric Severson

Eric J. Severson
SHERIFF OF WAUKESHA COUNTY, WI

KOHNER, MANN & KAILAS, S.C.
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WAUKESHA SHERIFF DEPT
RECORD DIVISION
2015 SEP 21 PM 12:54

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we are attempting to collect a debt on our client's behalf and any information we obtain will be used for that purpose.