STATE OF WISCONSIN CIRCUIT COURT WAUKESHA COUNTY

LAND HOLDING, LLC,

Plaintiff,

v.

Case No. 14-CV-1083
Case Code: 30404
Foreclosure of Mortgage

3A, LLC,
BRIAN L. ALLARDT, and
JOSEPH E. ALLARDT,

Defendants.

2015 SEP 29 AM 7:27
WAUKESHA SHERIFF DEPT.
RECORD DIVISION

NOTICE OF SHERIFF SALE

PLEASE TAKE NOTICE that by virtue of a foreclosure Judgment entered on June 8, 2015 in the above-captioned matter, the undersigned Sheriff of Waukesha County, Wisconsin, will sell at public auction in the Lobby of the Sheriff's Department Justice Center, 515 W. Moreland Blvd, Waukesha, Wisconsin on November 4, 2015, at 10:00 a.m., the real estate and mortgaged premises directed by the Judgment to be sold.

PLEASE TAKE FURTHER NOTICE that the Property described in the Mortgage that was foreclosed, and which is identified in the Judgment, is more particularly described as follows:

> LOT 1 OF CERTIFIED SURVEY MAP NO. 10183, RECORDED APRIL 3, 2006 IN VOLUME 96 OF CERTIFIED SURVEY MAPS ON PAGES 53 TO 56 AS DOCUMENT NO. 3374563, BEING A REDIVISION OF CERTIFIED SURVEY MAP NO. 1529, BEING A PART OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 1, TOWN 7 NORTH, RANGE 20 EAST, CITY OF BROOKFIELD, COUNTY OF WAUKESHA, STATE OF WISCONSIN.
>
> Tax Key: BRC 1012.999.003

3A, LLC
14CV 1083

The Property was described in the Mortgage as follows:

THOSE LANDS DESCRIBED IN THAT CERTIFIED SURVEY MAP RECORDED ON FEBRUARY 8, 1972 IN VOLUME 10 OF CERTIFIED SURVEY MAPS AT PAGES 183 THROUGH 185 AS DOCUMENT NO. 808049, BEING A PART OF THE SOUTHEAST ¼ OF SECTION 1, TOWN 7 NORTH, RANGE 20 EAST, IN THE CITY OF BROOKFIELD, COUNTY OF WAUKESHA, STATE OF WISCONSIN.

EXCEPTING THEREFROM THE WESTERLY 22 FEET AS DESCRIBED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 827359.

Tax Key: BRC 1012.999.003

Property Address: 13170 W. Capitol Drive
Brookfield, Wisconsin 53005

TERMS OF SALE: Ten percent of the purchase price must be paid in cash or by cashier's or certified check payable to the "Waukesha County Sheriff's Department" at the time of sale. The balance of the purchase price will be payable upon confirmation of said sale or the ten percent is forfeited to Plaintiff. The Property is being sold "as is" and subject to all legal liens and encumbrances.

Dated this 24th day of September, 2015.

WAUKESHA COUNTY SHERIFF'S DEPARTMENT

/s/ Eric Severson Eric Severson

Eric Severson
Waukesha County Sheriff

DOCUMENT DRAFTED BY:
QUARLES & BRADY LLP

/s/ David P. Muth

David P. Muth (SBN 1027027)
411 E. Wisconsin Ave., Suite 2350
Milwaukee, WI 53202
Telephone: 414.277.5621
David.Muth@quarles.com
Attorneys for Plaintiff

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