

American Enterprise Bank,

Plaintiff,

Case No.: 14-CV-2148

vs.

Case Code: 30404

Foreclosure of Mortgage

Kalsi Petro & New Image Car Wash, LLC,  
Kalsi, LLC, Satwinder Singh, Jasvir Kaur Lal Kalsi,  
William and Julia Hollenbeck, and  
United States of America,

Defendants.

WAUKESHA SHERIFF DEPT.  
RECORD DIVISION  
2015 SEP 29 AM 9:07

**NOTICE OF FORECLOSURE SALE**

PLEASE TAKE NOTICE that by virtue of a Judgment of Foreclosure and Sale entered in the above-captioned action on March 17, 2015, the sheriff will sell the described premises at public auction as follows:

**TIME:** November 4, 2015 at 10:00 a.m.

**TERMS:** Pursuant to said judgment 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check, or certified funds payable to the **clerk of courts** (personal checks cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check, or certified funds at the time of the court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The property is sold 'as is' and subject to all liens and encumbrances, including all unpaid and accrued real estate taxes and special assessments.

**PLACE:** Lobby of the Sheriff's Department Justice Center  
515 W. Moreland Blvd.  
Waukesha, WI 53188

**DESCRIPTION:** All that part of the Southeast Quarter of Section 4, Town 7 North, Range 17 East, in the City of Oconomowoc, Waukesha County, Wisconsin, bounded and described as follows, to wit:

Commencing at the East Quarter of said Section 4; thence South along the East line of said 621.42 feet to an iron pipe and the place of beginning of the land hereinafter described; thence South on said East line 365.11 feet to the center of State Trunk Highway 67; thence North 33°08' West along the center of said Highway 436.59 feet; thence South 89°53' East 238.63 feet to the place of beginning.

Kalsi Petro  
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EXCEPTING therefrom the following described premises: All that part of the Southeast Quarter of Section 4, Town 7 North, Range 17 East, in the City of Oconomowoc, Waukesha County, Wisconsin, bounded and described as follows, to wit: Commencing at the East Quarter of said Section 4; thence South along the East line of said Section 621.42 feet to an iron pipe and the place of beginning of the land hereinafter described; thence South on said East line 66.90 feet to an iron pipe; thence North 89°53' West 194.90 feet to the center of State Trunk Highway 67; thence North 33°08' West along the center of said Highway 80.00 feet; thence South 89°53' East 238.63 feet to the place of beginning.

ALSO, all that part of the Southeast Quarter of Section 4, Town 7 North, Range 17 East, in the City of Oconomowoc, Waukesha County, Wisconsin, bounded and described as follows, to wit:

Commencing at the East Quarter corner of said Section 4; thence South along the East line of said Section 621.42 feet to an iron pipe and the place of beginning of the land hereinafter described; thence South on said East line 66.90 feet to an iron pipe; thence North 89°53' West 194.90 feet to the center of State Trunk Highway 67; thence North 33°08' West along the center of said Highway 80.00 feet; thence South 89°53' East 238.63 feet to the place of beginning.

NOTE: The centerline of State Trunk Highway 67 referred to above, is the centerline as it existed on November 18, 1948.

**PROPERTY ADDRESS:** 1004 Summit Avenue  
Oconomowoc, WI 53066

**TAX KEY NO.:** OCOC 0592-998

Dated this 29<sup>th</sup> day of September, 2015.

**Eric Severson**  
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Sheriff of Waukesha County

WAUKESHA SHERIFF DEPT.  
RECORD DIVISION  
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