

U.S. BANK NATIONAL ASSOCIATION,  
Plaintiff,

CASE NO.: 14-CV-1491  
FORECLOSURE CASE CODE-30404

vs.

NOTICE OF SHERIFF'S SALE

RENE A. PITRE, et al.

Defendants,

By virtue of a Judgment of Foreclosure made in the above entitled action on 11/25/2014 in the amount of \$168,798.00, I will sell at public auction at the Lobby of the Sheriff's Department Justice Center, 515 West Moreland Boulevard City of Waukesha, County of WAUKESHA, State of Wisconsin on **05/27/2015 at 10:00 AM** all of the following described mortgaged premises, to wit:

All that part of the Northwest One-quarter (1/4) of Section Twenty-eight (28), Township Six (6) North, Range Twenty (20) East, in the City of New Berlin, Waukesha County, Wisconsin, described as follows: Commencing at the intersection of the East-West One-quarter (1/4) line with the centerline of S.T.H. "15" distant East 681.12 feet from the West One-quarter (1/4) corner and running thence North 41° 11' East on said centerline 1132.93 feet to the point of beginning of the lands herein described; thence South 41° 11' West on said centerline 150.0 feet; thence North 44° 21' West 397.46 feet; thence North 45° 34' East 179.56 feet; thence North 44° 34' West 357.74 feet to the North line of lands described in Volume 278 of Deeds on Page 47 as Document No. 228622 of Waukesha County records; thence North 51° 56' East on said line 264.96 feet; thence South 44° 34' East 388.36 feet; thence South 45° 34' West 293.33 feet; thence South 44° 21' East 326.0 feet to the point of beginning

The above property is located at: 18400 West National Avenue, New Berlin, WI 53146

Tax Key No.: NBC 1262 986

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 17<sup>th</sup> day of April, 2015, at Waukesha, Wisconsin.

**Eric Severson**

Eric J. Severson  
SHERIFF OF WAUKESHA COUNTY, WI

KOHNER, MANN & KAILAS, S.C.  
Attorneys for Plaintiff  
4650 N. Port Washington Road  
Milwaukee, WI 53212  
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WAUKESHA SHERIFF DEPT  
RECORD DIVISION  
2015 APR 17 AM 11:10

**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.**