

CITIMORTGAGE, INC.

Plaintiff,  
vs.

Case No. 15CV00382  
Code No. 30404  
Foreclosure of Mortgage  
Dollar Amount Greater Than \$10,000.00

MELISSA L. PFAFF n/k/a MELISSA L. SASS  
and JOHN DOE unknown spouse of Melissa L. Pfaff  
n/k/a Melissa L. Sass

Defendant.

2015 APR 23 AM 11:16  
WAUKESHA SHERIFF DEPT.  
RECORD DIVISION

NOTICE OF FORECLOSURE SALE

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on April 7, 2015, in the amount of \$228,152.61 the Sheriff will sell the described premises at public auction as follows:

TIME: June 10, 2015 at 10:00 o'clock a.m.

- TERMS:
1. 10% down in cash or certified funds 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. Buyer to pay applicable Wisconsin Real Estate Transfer Tax.

PLACE: Lobby of the Waukesha County Sheriff's Justice Center, Door #8, located at 515 West Moreland Blvd., City of Waukesha, Wisconsin.

DESCRIPTION: Lot Twelve (12) in Block "H" in TAKOMA HILLS SUBDIVISION, being a part of the Southwest One-quarter (1/4) of the Southeast One-quarter (1/4) of Section Twenty-five (25), Township Seven (7) North, Range Nineteen (19) East, in the Town (now City) of Waukesha, Waukesha County, Wisconsin.

PROPERTY ADDRESS: W226 N301 Lexington Drive, City of Waukesha.

TAX KEY NO.: PWC 0963.072

**Eric Severson**

Eric Severson  
Sheriff of Waukesha County, WI

O'DESS AND ASSOCIATES, S.C.  
Attorneys for Plaintiff  
1414 Underwood Avenue, Suite 403  
Wauwatosa, WI 53213  
(414) 727-1591

**O'Dess and Associates, S.C., is attempting to collect a debt and any information obtained will be used for that purpose.**  
If you have previously received a Chapter 7 Discharge in Bankruptcy, this correspondence should not be construed as an attempt to collect a debt.

I hereby certify that on 4/20/15  
I served an exact copy of the within document on the  
following named persons at their last known address by  
mail pursuant to Sec. 801.14 (2), Wis. Stats.  
O'DESS AND ASSOCIATES, S.C.

By: \_\_\_\_\_  
Persons Served: 05255

Melissa L. Pfaff