

STATE OF WISCONSIN                      CIRCUIT COURT                      WALWORTH COUNTY

Wisconsin Housing and Economic Development Authority,  
Plaintiff,

vs.

Case No. 18CV28

Luciano C. Aranda, Capital One Bank  
Defendants

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on March 12, 2018, in the amount of \$68,749.74, I will sell at public auction in the lobby of the Walworth County Sheriff's Office, located at, 1770 County Road NN, City of Elkhorn, Wisconsin, 53121, on **September 13, 2018, at 10:00 AM**, all of the following described premises, to wit:

Lot 12, Block 4, Elmhurst Subdivision, according to the recorded plat thereof, in the **City of Delavan**, Walworth County, Wisconsin.

Tax Key No. 216 XEA 00041

Address: **1217 Racine Street**, Delavan, WI 53115

**THE PROPERTY WILL BE SOLD SUBJECT TO ALL LEGAL ENCUMBRANCES.**

**TERMS OF SALE:**

1. At the time of sale: a downpayment (CASH or CASHIER'S CHECK only) in an amount not less than 10% of the successful bid; and (MAKE PAYABLE TO THE WALWORTH COUNTY CLERK OF COURTS)
2. No later than ten (10) days after the Court confirms the sale:
  - a. The balance due on the sale;
  - b. The amount of the transfer fee due under Section 77.22, Wis. Stats., if any; and
  - c. The amount of the fee due under Section 59.43(2), Wis. Stats., to record the deed and any other document required for such recordation.

DATED at ~~Delavan~~, Wisconsin on, Aug 6th 2018  
Elkhorn

Bass & Moglowsky, S.C.  
Attorneys for Plaintiff

151 Kurt Picknell  
Sheriff of Walworth, Wisconsin

Bass & Moglowsky, S.C. is a law firm / debt collector representing a creditor in the collection of a debt owed to said creditor. We are attempting to collect such debt and any information obtained from this communication will be used for that purpose.