
ASSOCIATED BANK, N.A.

Plaintiff,

vs.

Case No. 18-CV-227

Branch No. 4

Foreclosure of mortgage/30404

KAREN L. BRAAM;
DAVID MAGYAR;
WALWORTH COUNTY CLERK OF CIRCUIT COURTS;
COMMUNITY ACTION, INC. OF ROCK AND WALWORTH COUNTIES

Defendants.

NOTICE OF REAL ESTATE FORECLOSURE SALE

PLEASE TAKE NOTICE that, by virtue of a Judgment of Foreclosure entered in the above-entitled action on October 30, 2018, in the amount of \$58,782.78, the undersigned Sheriff will sell at public auction in Main Lobby of the Walworth County Sheriff's Office, 1770 County Trunk NN, Elkhorn, WI 53121, on February 14, 2019, at 10:00 a.m., the following real estate and mortgaged premises directed by said Judgment to be sold, to-wit:

Legal description: A parcel of land located in the NE quarter of the SE quarter of Section 26, Township 4 North, Range 17 East, Town of Troy, Walworth County, Wisconsin, being more completely described as follows: Beginning at a point that is 33' Northwesterly from the centerline of C.T.H. "ES" and is 887.60' Northeasterly along the centerline of C.T.H. "ES" from the centerline of Prairie Lane; thence N. 37 deg. 30' 00" E. a distance of 164.65' to a point; thence N. 52 deg. 30' 00" W. a distance of 445.50' to a point; thence S. 37 deg. 30' 00" W., a distance of 164.65' to a point; thence S. 52 deg. 30' 00" E., a distance of 445.50' to the point of beginning. (Tax Key No.: L T 2600011)

Address of property: W2952 County Road ES, Elkhorn, WI 53121

Town of Troy

Terms of Sale: 10% down in cash or certified funds (no personal checks) at sale, the balance due within 10 days of confirmation. Buyer to pay applicable Wisconsin Real Estate Transfer Tax upon confirmation of the Court. Said real estate is sold as is and subject to all liens and encumbrances.

Dated: 01-07-19 151 _____

Kurt Picknell
Walworth County Sheriff

STUPAR, SCHUSTER & BARTELL, S.C.
By: Todd T. Nelson
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