

Carrington Mortgage Services, LLC,

NOTICE OF SHERIFF'S SALE

Plaintiff,

Case Number: 2022CV000406

vs.

Estate of Arlove L Diges, et al,

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on June 1, 2023, in the amount of \$155,662.25, the Sheriff will sell the described premises at public auction as follows:

**ORIGINAL TIME:** May 15, 2024 at 10:00AM

- TERMS:**
1. 10% of the successful bid is due at the time of sale. Payment must be in cash, certified check, or cashier's check, payable to the Washington County Clerk of Courts. The balance of the successful bid must be paid to the Clerk of Courts in cash, cashier's check or certified funds not later than ten days after the court's confirmation of the sale; failure to pay balance due will result in forfeiture of deposit to Plaintiff.
  2. The property is sold "as is" and subject to all legal liens and encumbrances.
  3. Upon confirmation of the court, buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

**PLACE:** in the lobby of the Washington County Government Center, 432 E. Washington Street, West Bend, Wisconsin

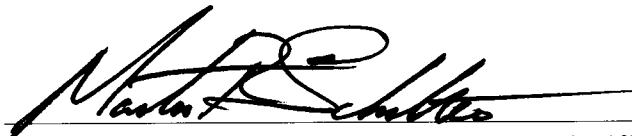
**Property description:**  
**Lot 4 of Arbor Vitae Drive Assessor`s Plat, together with a 1/9 undivided interest in Outlots 1 and 2 as set forth thereon, all being a part of the Southwest 1/4 of the Southwest 1/4 of Section 32, and part of Government Lot 5 in the Southeast 1/4 of the Southeast 1/4 of Section 31, in Township 11 North, Range 19 East, in the Town of West Bend, Washington County, Wisconsin, said Plat recorded July 17, 1991, as Document No. 581443, in Map Book 23, Page 12 and as set forth in the Agreement recorded December 2, 1991, as Document No. 589495, in Volume 1156, Page 555.**

**Tax Key No:** T13-1550

**Property Address:** 4519 Arbor Vitae Dr, West Bend, WI 53095

Randall S. Miller & Associates, LLC  
Attorney for Plaintiff  
342 N. Water Street, Suite 613  
Milwaukee, WI 53202  
(414) 937-5992

Dated this 10<sup>th</sup> day April, 2024

  
Washington County Sheriff

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we may be attempting to collect a debt on our client's behalf and any information we obtain may be used for that purpose.