

Wilmington Savings Fund Society, FSB, as trustee of
Stanwich Mortgage Loan Trust F,

NOTICE OF SHERIFF'S SALE

Plaintiff,

Case Number: 2022CV000515

vs.

Russell Alan Abitz, et al,

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on April 5, 2023, in the amount of \$153,207.28 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:

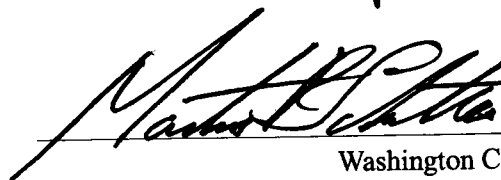
Parcel Two (2) of Certified Survey Map No. 985, recorded in the Washington County Registry on August 9, 1974 in Volume 5 of Certified Survey Maps on page 145, as Document No. 355862, and being a part of the Southeast Quarter of the Southwest Quarter of Section 7, Township 11 North of Range 20 East, City of West Bend, Washington County, Wisconsin.

Tax Key No: 291-11200730049

Property Address: 1817 Raven Street, West Bend, WI 53090

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

Dated this 19 day Apr. 1, 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.