

PHOENIX NPL, LLC

CASE NO. 14-CV-562

Plaintiff,

vs.

SIDDHI VINAYAK, INC., et al.

Defendants.

**NOTICE OF SHERIFF'S SALE**

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By virtue of a Judgment of Foreclosure made in the above entitled action on October 15, 2015, I will sell at public auction in the lower West Lobby (front steps) of the Rock County Courthouse, 51 South Main Street, City of Janesville, County of Rock, State of Wisconsin on **July 26, 2017**, at 10:00 A.M., all of the following described mortgaged premises, to wit:

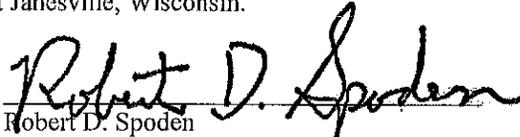
Lot Two (2) Certified Survey Map dated April 5, 1986, recorded April 10, 1986 in Volume 12 Pages 303 and 304 of Certified Survey Maps as Document No. 1022514 (also on microfilm Card 296, Images 494 and 495) being part of the Southwest One-quarter (1/4) of the Southeast One-quarter (1/4) of Section Thirty-six (36), Township One (1) North, Range Twelve (12) East, City of Beloit, Rock County, Wisconsin.

114 Dearborn Street  
Tax Parcel No. 206 13640090

TERMS: 10% down in cash or certified check made payable to the Rock County Clerk of Courts with the balance due to the clerk of courts within ten (10) days of the confirmation hearing; failure to pay the balance will result in the forfeiture of the deposit. Upon confirmation of the sale by the Court, purchaser will be required to pay all recording fees and, if desired, the cost of title evidence. The winning bidder is responsible for paying the real estate transfer fee in accordance with Section 77.22 of the Wisconsin Statutes, direct to the Rock County Register of Deeds, unless a statutory exemption applies.

This property is sold "as is" subject to all legal encumbrances and any outstanding and accruing real estate taxes, special assessments, and penalties and interest, if any.

Dated this 30<sup>th</sup> day of June, 2017, at Janesville, Wisconsin.

  
Robert D. Spoden  
SHERIFF OF ROCK COUNTY, WI  
By: Dep. Peters 13514

Samuel C. Wisotzkey  
Joshua C. Rittberg  
KOHNER, MANN & KAILAS, S.C.  
Attorneys for Plaintiff  
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Milwaukee, WI 53212  
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The above property is located at: *114 Dearborn Street, Beloit, Wisconsin.*