

FIRST AMERICAN CREDIT UNION
n/k/a ADVIA CREDIT UNION,
Plaintiff,

NOTICE OF FORECLOSURE SALE

Case No.: 10 CV 2479

vs.

Foreclosure: 30404

JEFFREY B. WEST,
CAPITAL ONE BANK (USA) NA, and
CITIBANK (SOUTH DAKOTA) NA,
Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure sale entered in the above-entitled action on January 26, 2015, the undersigned Sheriff of Rock County, Wisconsin, will sell at public auction on the front steps of the Rock County Courthouse, 51 S. Main Street, Janesville, Rock County, Wisconsin, on August 26, 2015, at 10:00 a.m. of that day, the real estate and mortgaged premises directed by said judgment to be sold, and therein described as follows:

Lot 10, Block 2, Highland Heights Addition, to the City of Beloit, Rock County, Wisconsin, according to the recorded plat thereof, excepting therefrom as follows: beginning at the northeast corner of said Lot 10; thence south along the west line of said Lot 10, 25.95 feet to an angle point in the east line of said Lot 10; thence S. 33°53' W. along the east line of said Lot 10, 46.08 feet to the Southeast corner of said Lot 10; thence N. 21°48'30" E., 60.15 feet to the place of beginning.

Terms of sale shall be:

1. A cash down payment of 10 percent (10%) plus the remainder within ten (10) days after confirmation of sale;
2. Sold "as is" and subject to all legal liens and encumbrances; and
3. Buyer to pay applicable Wisconsin Real Estate Transfer Tax upon confirmation of the court.

DATED this 10 day of July, 2015.



Rock County Sheriff or Designee
By: *BS*

Property address: 1730 Prairie Avenue, Beloit, Wisconsin 53511
Parcel No.: 12511401

Attorney Michael S. Oellerich
Nowlan & Mouat LLP
Attorneys for Plaintiff
P.O. Box 8100
Janesville, WI 53547-8100
608-755-8100

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

If you have previously received a discharge in bankruptcy, this correspondence should not be construed as an attempt to collect a debt.

Notice of Foreclosure Sale-547297