

STATE OF WISCONSIN:

CIRCUIT COURT:

ROCK COUNTY:

THE HARVARD STATE BANK,

File No. 18-CV-000479

Plaintiff,

Case Classification Type:

-vs-

Foreclosure of Mortgage
Code No. 30404

GERTRUDE E. BODEN, LORI LYNN
BRAUN, and THE ESTATE OF JOHN F.
BODEN,

Defendants.

NOTICE OF SHERIFF'S SALE

PLEASE TAKE NOTICE that by virtue of and pursuant to a Judgment of Foreclosure entered in the above-captioned action on September 5, 2018, I or my designee will cause to be sold at public auction in the Lower West Lobby (Front Steps) of the Rock County Courthouse, located at 51 South Main Street, City of Janesville, Rock County, Wisconsin, on May 22, 2019 at 10:00 a.m., all of the following described premises particularly described as:

Lot One (1) of Certified Survey Map recorded October 27, 1972 as Document No.790803, in Volume 2 of Certified Survey Maps, on Pages 345 and 346 in the office of the Register of Deeds for Rock County, Wisconsin; being part of the NW 1/4 of the NW 1/4 of Section 32, T2N., R.10E of the 4th P.M., Town of Spring Valley, Rock County, Wisconsin.

ALSO, part of the NW 1/4 of the NW 1/4 of said Section 32, described as follows: Commencing at the Northwest corner of said section; thence N 88° 40' 26" W, 605 feet; thence S 01° 19' 34" E, 327 feet; thence S 88° 40' 26" W, 605 feet; thence N 01° 19' 34" W, 327 feet to the point of beginning.

Tax Parcel No. 6-18-282.1
Property Address: 17421 W. Church Road
Brodhead, WI 53520

TERMS OF SALE: Ten percent (10%) of the successful bid must be paid to the Sheriff at the sale in cash, cashier's check or certified funds, payable to the 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 no later than ten days after the court confirms the sale or else the 10% down payment is forfeited to the Plaintiff. The property is sold "as is" and subject to all liens and encumbrances. Buyer to pay applicable Wisconsin Real Estate Transfer Tax.

Dated at Jonesville, Wisconsin, this 12th day of April, 2019.



Troy Knudson, Sheriff
Rock County, Wisconsin
By: Dep. Peters

Kim A. Howarth
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