STATE OF WISCONSIN CIRCUIT COURT WAUKESHA COUNTY

LANDMARK CREDIT UNION,

Plaintiff,

v.

LINDA M. KOPP,

Defendant.

NOTICE OF FORECLOSURE SALE
Case No: 12-CV-00514

RECEIVED
2012 SEP -4 AM 10:29
WAUKESHA SHERIFF
PROCESS DIVISION

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on April 26, 2012, in the amount of $162,356.23, the Sheriff will sell the described premises at public auction as follows:

DATE: October 29, 2012

TIME: 9:00 a.m.

PLACE: Lobby – Door No. 8 – Waukesha Co. Sheriff's Dept.
515 W. Moreland Blvd., Waukesha, Wisconsin

TERMS: Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check or certified funds, payable to Waukesha County Sheriff's Dept. (personal checks cannot and will not be accepted). 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 (10) days after the court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The property is sold "as is" and subject to all real estate taxes, liens and encumbrances.

PROPERTY DESCRIPTION: All that part of the Southwest One-Quarter (1/4) of Section One (1), in Town Five (5) North, Range Nineteen (19) East, in the Town of Vernon, County of Waukesha, State of Wisconsin, bounded and described as follows:
Beginning at a point on the West line of Section 1, and the East right-of-way line of Guthrie School Road said point being North 00°38' East of and 665.16 feet distant from the Southwest corner of said Section; thence continuing along said West line and East right-of-way line 220.84 feet to the point of intersection with the centerline of C.T.H. "ES"; thence North 57°40' East, along said centerline, 148.15 feet; thence South 00°38'00" West, parallel to the aforementioned West line of Section 1, 300.08 feet; thence due East 124.30 feet to the place of beginning.

Excepting therefrom the following: All that part of the Southwest One-quarter (1/4) of Section One (1), in Town Five (5) North, Range Nineteen (19) East, in the Town of Vernon, County of Waukesha, State of Wisconsin, bounded and described as follows: Commencing at the Southwest corner of said ¼ Section; thence North 01°01'09" West 881.58 feet to a point on the centerline of C.T.H. "ES" (National Avenue) and the point of beginning of those lands described herein; thence North 55°48'44" East 37.81 feet; thence North 55°59'54" East 110.42 feet; thence South 00°38'00" West 60.77 feet; thence South 55°59'54" West 75.72 feet; thence South 55°48'44"West 70.49 feet; thence North 01°01'08" West 59.73 feet to the point of beginning.

PROPERTY ADDRESS: W229 S7000 Guthrie Road, Big Bend, WI 53103

Dated: August 30, 2012.

Daniel J. Trawicki

Daniel J. Trawicki, Sheriff
Waukesha County, Wisconsin

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