

STATE OF WISCONSIN    CIRCUIT COURT    WAUKESHA COUNTY

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WAUKESHA STATE BANK

Plaintiff,

Case No. 2024CV000342

v.

PACIFIC PRAIRIE HOLDINGS, LLC,  
VITTLES AND VINE, LLC,  
KRISTINA ANN VERZI,  
STEVE W. SMITH

Defendants.

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**NOTICE OF FORECLOSURE SALE**  
**S42 W31428 HWY. 83, GENESSEE DEPOT, WISCONSIN**

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PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on September 18, 2024, on the amount owed of \$382,029.84 the Sheriff of Waukesha County, Wisconsin, will sell the described premises at public auction as follows:

**DATE/TIME:** March 26, 2025 at 10:00 a.m.

**PLACE:** Lobby of the Sheriff's Department Justice Center  
515 West Moreland Boulevard  
Waukesha, Wisconsin

**DESCRIPTION:** Lot One (1), of Certified Survey Map No. 10606, recorded in the Office of the Register of Deeds for Waukesha County, Wisconsin on October 15, 2008, Volume 102, Pages 17-19, as Document No. 3604444, being a re-division of Lots 1, 3 and 5, Block "A", Plat of Genessee Depot, In the Southwest One-quarter (1/4) of the Northeast One-quarter (1/4) of Section Twenty-One (21), Township Six (6) North, Range Eighteen (18) East, Town of Genessee, Waukesha County, Wisconsin.

**Tax ID No.:**  
**GNT 1521 0037 001**

**PROPERTY ADDRESS:** S42 W31428 Hwy. 83, Genessee Depot, Wisconsin

**TERMS:** Ten percent of the successful bid must be paid to the sheriff at the time of the sale in cash, cashier's check or certified check, payable to the clerk of courts (personal checks cannot be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check or certified check no later than ten days after the court's confirmation of the sale or else the 10 percent down payment is forfeited to the plaintiff. The property is sold "as is" and subject to all liens and encumbrances.

Dated: February 11<sup>th</sup> 2025

**Eric Severson**

Plaintiff's Attorney:  
Daniel J. Habeck  
Cramer Multhauf LLP  
P.O. Box 558  
Waukesha, WI 53187-0558  
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Eric J. Severson, Sheriff  
Office of the Sheriff Waukesha County, WI