

RONALD A. COLLINS, and
KATHLEEN M. COLLINS,

NOTICE OF FORECLOSURE SALE

Plaintiffs,

Case No. 24CV233

-vs-

JOHN M. BROGAN,
TERESA L. BROGAN,
DNF ASSOCIATES, LLC,
COTTONWOOD FINANCIAL WISCONSIN, and
UNITED STATES OF AMERICA
U.S. DEPARTMENT OF TREASURY
INTERNAL REVENUE SERVICE,

Defendants.

PLEASE TAKE NOTICE, that by virtue of a Judgment of Foreclosure entered on the 18th day of September, 2024, in the amount of One Hundred Thirteen Thousand Two Hundred Sixty-seven Dollars and Thirty-one Cents (\$113,267.31) as to the real estate located in Wood County, the Sheriff or his assignee, will sell the premises as described below at public auction, as follows:

DATE AND TIME: October 30, 2024 at 10:00 a.m.

TERMS: Ten percent (10%) of the successful bid must be paid to the Wood County Clerk of Court's office at the time of sale in cash, cashier's check, money order, or certified funds, payable to said Clerk of Courts office. Personal checks cannot and will not be accepted. The balance of the successful bid must be paid to said Clerk of Courts office in cash, cashier's check, money order, 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", is not available for viewing, and is subject to all unpaid real estate taxes. The successful bidder is also responsible for payment of the real estate transfer tax fee.

PLACE: The front entrance of the Wood County Courthouse,
400 Market Street, Wisconsin Rapids, Wisconsin

DESCRIPTION:

Lot Two (2) of Certified Survey Map No. 9617 recorded in Volume 34 of Surveys, Page 117 as Document No. 2013R05054; being located in the Northeast Quarter of the Southeast Quarter (NE1/4-SE1/4) of Section Two (2), Township Twenty-three (23) North, Range Four (4) East, Town of Hansen, Wood County, Wisconsin; being part of Lot Three (3) of Certified Survey Map No. 10328 as recorded in Volume 38 of Surveys, Page 28 as Document No. 2018R00386.

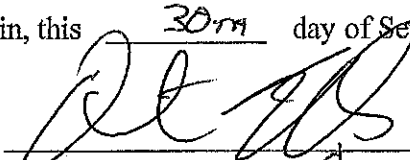
PIN#:08-00045AA

Lot Three (3) of Certified Survey Map No. 10328 as recorded in Volume 38 of Surveys, Page 28 as Document No. 2018R00386: EXCEPT Lot Two (2) of Certified Survey Map No. 9617 as recorded in Volume 34 of Surveys, Page 117 as Document No. 2013R05054; located in and being a part of the East half of the Southeast Quarter (E1/2-SE1/4), Section Two (2), Township Twenty-three (23) North, Range Four (4) East, Town of Hansen, Wood County, Wisconsin.

PIN#:08-00045A

PROPERTY ADDRESS: The address of the premises under foreclosure is 7083 State Highway 186, Vesper, Wisconsin.

Dated at Wisconsin Rapids, Wisconsin, this 30th day of September 2024.


~~Shawn Becker, Sheriff~~ QUENTIN ELLIS, CHIEF DEPUTY
Wood County, Wisconsin

Drafted By:
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