

STATE OF WISCONSIN:

CIRCUIT COURT:

WOOD COUNTY

U.S. BANK NATIONAL ASSOCIATION,

NOTICE OF SHERIFF'S SALE

Plaintiff,

Case Number: 2023CV000317

vs.

Tia M. Egland, et al,

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on November 29, 2023, in the amount of \$38,490.44, the Sheriff will sell the described premises at public auction as follows:

**ORIGINAL TIME:**

**September 4, 2024 at 10:00AM**

**TERMS:**

1. 10% of the successful bid is due at the time of sale. Payment must be in cash, certified check, or cashier's check, payable to the Wood County 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 not later than ten days after the court's confirmation of the sale; failure to pay balance due will result in forfeiture of deposit to Plaintiff.
2. The property is sold "as is" and subject to all legal liens and encumbrances.
3. Upon confirmation of the court, buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

**PLACE:**

at the front door of the Wood County Courthouse, City of Wisconsin Rapids, Wisconsin

**Property description:**

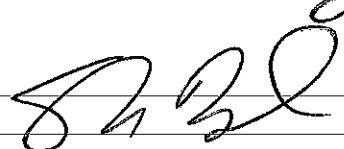
**The West 55 feet of Lot 2, Block 23, City of Nekoosa, Wood County, Wisconsin.**

**Tax Key No:** 30-00371

**Property Address:** 110 4th Street, Nekoosa, WI 54457

Randall S. Miller & Associates, LLC  
Attorney for Plaintiff  
342 N. Water Street, Suite 613  
Milwaukee, WI 53202  
(414) 937-5992

Dated this 24<sup>th</sup> day July, 2024



Wood County Sheriff

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