

STATE OF WISCONSIN

CIRCUIT COURT

KENOSHA COUNTY

BMO Bank, N.A.

Plaintiff,

Case No. 2023CV001017

v.

Estate of Caroline P. Bradbury

Defendant.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on December 4, 2023 in the amount of \$68,080.38, I will sell at public auction, located in the Public Safety Building Lobby, 1000 55th Street, Kenosha, WI 53140, on

**March 13, 2024**

At 9:30 AM, all of the following described premises, to wit:

PART OF THE SOUTHWEST ONE-QUARTER (1/4) OF SECTION SEVEN (7), IN TOWNSHIP ONE (1) NORTH OF RANGE TWENTY-THREE (23) EAST OF THE FOURTH PRINCIPAL MERIDIAN, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: THE EAST 72 FEET OF THE ENTIRE EAST 203.26 FEET, FROM AND OFF THE FOLLOWING DESCRIBED PROPERTY: BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7, WHICH POINT IS 1453.85 FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTH 87°50'11" EAST 1104.89 FEET; THENCE SOUTH 2°9'49" WEST 374.34 FEET; THENCE NORTH 87°50'11" WEST 1090.84 FEET; AND TO THE WEST LINE OF QUARTER SECTION; THENCE NORTH ALONG AND UPON THE WEST LINE OF SAID QUARTER SECTION 374.61 FEET AND TO THE POINT OF BEGINNING, THE ENTIRE NORTH 30 FEET AND THE ENTIRE WEST 33 FEET OF THE ENTIRE ABOVE DESCRIBED PARCEL BEING RESERVED FOR A ROAD; AND LYING AND BEING IN THE CITY OF KENOSHA, KENOSHA COUNTY, WISCONSIN.

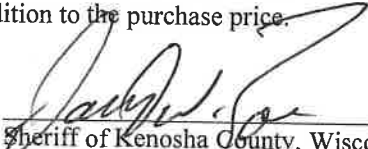
Street Address: 1821 83rd Street, Kenosha, WI 53143  
Tax Key No. 06-123-07-351-035

**THE PROPERTY WILL BE SOLD AS IS AND SUBJECT TO ANY AND ALL REAL ESTATE TAXES, SUPERIOR LIENS OR OTHER LEGAL ENCUMBRANCES.**

**TERMS OF SALE:** CASH, CASHIER'S CHECK or CERTIFIED FUNDS, payable to the Clerk of Courts (10% down payment at sale, balance due within ten (10) days of Court approval; down payment to be forfeited if payment not received timely). Buyer must comply with minimum bidder qualifications as set forth in Wis. Stat. § 846.155. Buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

DATED on January 22, 2024

Codilis, Moody & Circelli, P.C.  
Attorneys for Plaintiff  
(414) 775-7700  
50-23-00988

  
Sheriff of Kenosha County, Wisconsin  
Sheriff David W. Zoerner

**NOTE: This law firm is a debt collector.**