

STATE OF WISCONSIN

CIRCUIT COURT
CIVIL DIVISION

KENOSHA COUNTY

U.S. BANK NATIONAL ASSOCIATION
Plaintiff,

Case No. 2023CV000426

vs.

PAMELA A SNOWTALA, ET. AL.
Defendants.

Case Code No. 30404
Foreclosure of Mortgage

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on September 14, 2023, in the amount of \$63,333.23, the Sheriff of Kenosha County will sell the described premises at public auction as follows:

DATE/TIME: May 1, 2024 at 09:30 AM

TERMS: By bidding at the Sheriff's Sale, the prospective buyer is consenting to be bound by the following terms: 1) 10% down in cash, cashier's check, or bank-certified funds made payable to the Kenosha County Clerk of Court; 2) Sold "as is" and subject to all legal liens and encumbrances; 3) Buyer to pay applicable Wisconsin Real Estate Transfer Tax, costs of deed recording and all costs of sale within 10 days of confirmation of sheriff's sale. Failure to pay balance due will result in forfeiture of bid deposit to Plaintiff; and 4) Bidders not a party to this action are subject to the requirements of Wisconsin Statute Section 846.155.

PLACE: at the Public Safety Building Lobby 1000 55th Street, Kenosha, WI 53140

PROPERTY LEGAL DESCRIPTION:

THE FOLLOWING DESCRIBED REAL ESTATE IN KENOSHA COUNTY, STATE OF WISCONSIN: PART OF THE SOUTHEAST 1/4 OF SECTION 1, TOWN 1, NORTH RANGE 22 EAST OF THE FOURTH PRINCIPAL MERIDIAN PARTICULARLY DESCRIBED AS BEING BOUNDED BY A LINE COMMENCING AT THE POINT WHICH IS 417 FEET SOUTH OF THE POINT WHICH IS 648 FEET WEST OF THE SOUTHWEST CORNER OF LAND SOLD TO ELLEN W. CLARK BY JASON LATHROP BY DEED RECORDED IN VOLUME "49" OF DEEDS, ON PAGE 391; THENCE SOUTH 48 FEET; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID QUARTER SECTION A DISTANCE OF 162 FEET; THENCE NORTH A DISTANCE OF


48 FEET; THENCE EAST A DISTANCE OF 162 FEET TO THE PLACE OF BEGINNING;
EXCEPTING AND RESERVING THEREFROM 8 FEET FROM AND OFF THE ENTIRE EAST
END OF SAID PARCEL OF LAND FOR THE PURPOSES OF AN ALLEY AND 30 FEET OFF THE
ENTIRE WEST END THEREOF FOR THE PURPOSES OF ERIE STREET, SO-CALLED. SAID
PREMISES LYING AND BEING IN THE CITY OF KENOSHA, COUNTY OF KENOSHA AND
STATE OF WISCONSIN.

TAX KEY NO.: 01-122-01-426-011

PROPERTY ADDRESS: 6801 27TH AVENUE, KENOSHA, WI 53143

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Dated this 1st day of April, 2024.



Kenosha County Sheriff's Department
Sheriff David W. Zoerner

THIS OFFICE IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY
INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.