

Nationstar Mortgage LLC

Plaintiff,

vs.

Brian Boeckenstedt, Heather Marino Boeckenstedt, State of
Wisconsin Department of Revenue and Renee E. Mura S.C.

Defendants.

NOTICE OF FORECLOSURE SALE

Case No. 25-CV-000200 Branch 5
The Honorable David P. Wilk

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on July 25, 2025 in the amount of \$56,820.67

the Sheriff will sell the described premises at public auction as follows:

TIME: October 29, 2025 at 9:30 a.m.

TERMS: Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check or certified funds, payable to the clerk of courts (personal checks cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check or certified funds no later than ten 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' and subject to all liens and encumbrances.

PLACE: In the lobby of the Public Safety Building, 1000 55th Street.

DESCRIPTION:

Part of the Northwest 1/4 of the Northeast 1/4 of Section 34, Township 2 North, Range 19 East of the Fourth Principal Meridian and more particularly described as follows: Commencing at the North 1/4 corner of said Section 34; thence North 89° 50' East along the North line of said Section 734.41 feet to a nail in the center of County Trunk Highway "KD"; thence South 33° 29' West along the center of said highway 243.78 feet to a nail; thence South 29° 11' West along the center of said highway 256.78 feet to a nail; thence South 27° 03' West along the center of said highway 57.75 feet to a nail; thence North 89° 50' East parallel to the North line of said Section 676.36 feet to an iron pipe and the point of beginning of the following described parcel; thence South 0° 01' West 107.00 feet to an iron pipe; thence South 89° 50' West 195.00 feet to an iron pipe; thence North 0° 01' East 107 feet to an iron pipe; thence North 89° 50' East 195.00 feet to the point of beginning. EXCEPTING THEREFROM land conveyed for road purposes in Warranty Deed executed by Dennis J. Marino, a single man to Town of Wheatland, dated December 14, 1967 and recorded in the office of the Register of Deeds for Kenosha County, Wisconsin on December 21, 1967 in Volume 767 of Records, at page 466, as Document No. 500474. Said land being in the Town of Wheatland, County of Kenosha, State of Wisconsin. Tax Parcel #95-4-219-341-0240

PROPERTY ADDRESS: 34830 47th St Burlington, WI 53105-8812

DATED: August 26, 2025

Gray & Associates, L.L.P.
Attorneys for Plaintiff
16345 West Glendale Drive
New Berlin, WI 53151-2841
(414) 224-8404



David W. Zoerner
Kenosha County Sheriff

Please go to www.gray-law.com to obtain the bid for this sale.

Gray & Associates, L.L.P. is attempting to collect a debt and any information obtained will be used for that purpose. If you have previously received a discharge in a chapter 7 bankruptcy case, this communication should not be construed as an attempt to hold you personally liable for the debt.