

STATE OF WISCONSIN

CIRCUIT COURT

KENOSHA COUNTY

Freedom Mortgage Corporation

Plaintiff,

Case No. 2025CV000162

v.

Ryan M. Phillips, et. al.,

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on February 10, 2026, in the amount of \$101,595.64, I will sell at public auction, in the in the Public Safety Building Lobby located at 1000 55th St, Kenosha, WI 53140, on

August 12, 2026 at 09:30 AM

all of the following described premises, to wit:

Lot 266 of Greater Kenosha Land Company's First Subdivision, according to the recorded plat thereof. Said land being in the City of Kenosha, County of Kenosha, State of Wisconsin

Street Address: 7833 24th Ave, Kenosha, WI 53143

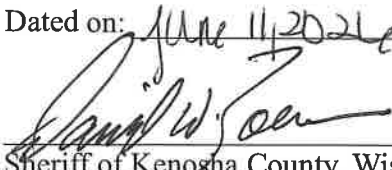
Tax Key No. 04-122-12-177-007

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, 10% down payment is payable to the Kenosha County Clerk of Courts and the balance is payable to the Kenosha County 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.

Halliday, Watkins & Mann, P.C.
Attorneys for Plaintiff
376 East 400 South, Suite 300
Salt Lake City, UT 84111
801-355-2886

NOTE: This law firm is a debt collector.

Dated on: June 11, 2021


Sheriff of Kenosha County, Wisconsin