

STATE OF WISCONSIN : CIRCUIT COURT : MANITOWOC COUNTY

U.S. BANK NATIONAL ASSOCIATION,

CASE NO.: 10-CV-869

FORECLOSURE CASE CODE-30404

Plaintiff,

vs.

NOTICE OF SHERIFF'S SALE

CYRUS L. SPAETH, and
HEATHER SPAETH

Defendants.

By virtue of a Judgment of Foreclosure made in the above entitled action on 7/20/2011, in the amount of \$128,122.54, I will sell at public auction at the Near the center staircase on the 1st floor of the Manitowoc County Courthouse 1010 South 8th Street Manitowoc, WI 54220, City of Manitowoc, County of Manitowoc, State of Wisconsin on 2/21/2012, at 9:30 AM all of the following described mortgaged premises, to wit:

PARCEL 1:

A tract of land in the Southwest One-quarter (1/4) of the Southwest One-quarter (1/4) of Section Fourteen (14), in Township Twenty (20) North, Range Twenty-three (23) East, in the Village of Francis Creek, Manitowoc County, Wisconsin, described as follows: Commencing at a point on the section line a distance of 537.0 feet, South 1°57' East from the Northwest corner of said Southwest 1/4 of the Southwest 1/4; thence North 85°45' East along the tangent centerline of the concrete road (C.T.H. "V") a distance of 857.3 feet; thence South 1°47'30" East a distance of 218.0 feet; thence North 85°45' East a distance of 203.0 feet to the point of real beginning; thence continue North 85°45' East a distance of 197.0 feet; thence South 17°37'15" East a distance of 65.93 feet; thence South 62°17' West a distance of 204.84 feet, to the right-of-way of a 60 foot street; thence Northwesterly along the right-of-way on the arc of an 86 foot radius curve a distance of 60.32 feet (chord North 61°34'37.5" West, 59.09 feet); thence North 8°19'45" East a distance of 116.62 feet to the point of real beginning.

PARCEL 2:

A tract of land in the Southwest One-quarter (1/4) of the Southwest One-quarter (1/4) of Section Fourteen (14), in Township Twenty (20) North, Range Twenty-three (23) East, in the Village of Francis Creek, Manitowoc County, Wisconsin, described as follows, to-wit: Commencing at a point on the section line, a distance of 537.0 feet, South 1°57' East from the Northwest corner of said Southwest 1/4 of the Southwest 1/4; thence North 85°45' East along the tangent centerline of the concrete road (C.T.H. "V") a distance of 857.3 feet; thence South 1°47'30" East a distance of 218.0 feet; thence North 85°45' East a distance of 193 feet to the point of real beginning; thence continue North 85°45' East a distance of 10 feet; thence South 8°19'45" West a distance of 116.62 feet; thence Northwesterly along Laurel Drive a distance of 10 feet; thence North 8°19'45" East a distance of 116.62 feet to the point of real beginning.

Tax Key No.: 032 014 011 086 00

TERMS OF SALE: Cash

DOWN PAYMENT: 10% of amount bid by cash or cashier's check due at time of sale. Balance of purchase price must be paid within ten (10) business days after confirmation of the sale.

This property is sold "as is" subject to all legal encumbrances and any outstanding and accruing real estate taxes, special assessments, and penalties and interest, if any. Upon confirmation of the sale by the Court, purchaser will be required to pay all recording fees and, if desired, the cost of title evidence.

Dated this 11 day of Jan., 2012, at Manitowoc, Wisconsin.


Robert C. Hermann
Gregg Schetter
SHERIFF OF MANITOWOC COUNTY, WI
undersheriff

David B. Eskra
KOHNER, MANN & KAILAS, S.C.
Attorneys for Plaintiff
4650 N. Port Washington Road
Milwaukee, WI 53212
PH: (414) 962-5110

The above property is located at: 510 Laurel Drive, Francis Creek, WI 54214

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