

Green Tree Servicing LLC

**Plaintiff**

Case No: 12 CV 719

VS

NATHAN A. SCHWAHN, et al.

**NOTICE OF SHERIFF'S SALE****Defendant(s)**

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on August 30, 2013 in the amount of \$64,750.83 the Sheriff will sell the described premises at public auction as follows:

TIME: December 3, 2013 at 09:30 AM

TERMS: By bidding at the sheriff sale, prospective buyer is consenting to be bound by the following terms: 1.) 10% down in cash or money order at the time of sale; balance due within 10 days of confirmation of sale; failure to pay balance due will result in forfeit of deposit to plaintiff. 2.) Sold "as is" and subject to all legal liens and encumbrances. 3.) Plaintiff opens bidding on the property, either in person or via fax and as recited by the sheriff department in the event that no opening bid is offered, plaintiff retains the right to request the sale be declared as invalid as the sale is fatally defective.

PLACE: in the main lobby of Manitowoc County Courthouse located at 1010 S Eighth Street, Manitowoc, Wisconsin

## DESCRIPTION: Parcel 1:

That part of the Northwest ¼ of the Southeast ¼ of Section 1, Township 21 North, Range 22 East, in the Town of Cooperstown, Manitowoc County, Wisconsin, described as follows:

Commencing at the intersection of the West line of said Northwest ¼ Southeast ¼ and the centerline of U.S.H. 141 as existing November 1961; thence South 25°54' East, along the centerline of U.S. H. 141, 206.0 feet; thence North 72°48' East, 33.4 feet to the East right-of-way line of said highway and the point of beginning; thence continuing North 72°48' East, 69.0 feet; thence North 81°37' East, 19.7 feet; thence South 9°40' East, 26.3 feet; thence South 80°20' West, 12.5 feet; thence South 15°41' East, 149.3 feet; thence South 64°06' West, 41.1 feet to the aforementioned right-of-way line of U.S. H. 141; thence North 25°54' West, 185.3 feet to the point of beginning.

## Parcel 2:

A parcel of land in the Northwest ¼ of the Southeast ¼ of Section 1, Township 21 North, Range 22 East, in the Town of Cooperstown, Manitowoc County, Wisconsin, described as follows:

Commencing South 82°57' West, 90.3 feet from the Southeast corner of Tract 1 of a Certified Survey in Volume 3 of Certified Survey Maps, page 331, Document No. 446058; thence South 9°40' East, 26.3 feet to the point of beginning of the parcel being described; thence South 80°20' West, 12.5 feet; thence South 15°41' East, 149.3 feet; thence in a Northeasterly direction, 123 feet, more or less, to a point which is 86.3 feet Southeasterly of the Southeast corner of said

Tract 1 on a line bearing South 10°33' East; thence North 10°33' West, 60 feet; thence Southwesterly 90 feet, more or less to the point of beginning.

PROPERTY ADDRESS: 18203 Highway R, Denmark, WI 54208

TAX KEY NO.: 003-001-014-002.00

**Dustin A. McMahon**  
Blommer Peterman, S.C.  
State Bar No. **1086857**  
165 Bishops Way, Suite 100  
Brookfield, WI 53005  
262-790-5719

Dated this, 10 day of Oct, 2013.

*Robert C. Hermann*  
Sheriff Robert C. Hermann  
Manitowoc County Sheriff

Please go to [www.blommerpeterman.com](http://www.blommerpeterman.com) to obtain the bid for this sale.

Blommer Peterman, S.C. is the creditor's attorney and is attempting to collect a debt on its behalf. Any information obtained will be used for that purpose.

