

BANK FIRST NATIONAL,

Plaintiff,

Case No. 11-CV-277

v.

Case Code: 30404 Foreclosure of  
Mortgage

THE ESTATE OF ALMA N. TOMPKINS,

Defendant.

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**NOTICE OF SHERIFF'S SALE**

**PROPERTY ADDRESS: 3710 WALDO BOULEVARD, MANITOWOC, WI 54220**

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PLEASE TAKE NOTICE that by virtue of a Default Judgment of Foreclosure entered on the 1<sup>st</sup> day of December, 2011, in the amount of \$68,059.27, plus Court approved attorneys' fees and costs, the Sheriff of Manitowoc County, Wisconsin, will sell at public auction the described premises as follows:

DATE AND TIME: Tuesday, March 13, 2012 at 9:30 A.M.

TERMS: The premises will be sold "as is" and subject to any legal liens, encumbrances, leases, or leasehold interests affecting the premises. Ten percent (10%) of the successful bid must be paid to the Sheriff at the sale in cash, cashier's check, or certified funds (personal checks cannot and will not be accepted). The balance of the successful bid, plus payment of all delinquent and unpaid real estate taxes and special assessments, must be paid to the Clerk of Courts in cash, cashier's check, or certified funds, no later than ten (10) days after the Court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The buyer is responsible for the applicable Wisconsin Real Estate Transfer Tax and recording fees and, if desired, the cost of title evidence.

PLACE: In the central lobby of the Manitowoc County Courthouse, in the City and County of Manitowoc, Wisconsin.

**LEGAL DESCRIPTION:**

A parcel of land in the Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section Twenty-four (24), Township Nineteen (19) North, Range Twenty-three (23) East, City of Manitowoc, Manitowoc County, Wisconsin, described as follows, to-wit:

Commencing at the Northwest corner of said NE1/4 NW1/4 of Section 24-19-23; thence Easterly on the North line of said Section 24 a distance of 143.1 feet to the point of beginning; thence South

a distance of 307.2 feet to the North line of Waldo Boulevard; thence Easterly along the North line of Waldo Boulevard a distance of 168 feet; thence North to the said Section line a distance of 313.29 feet; thence Westerly a distance of 168 feet to the point of beginning.

Tax Parcel Id: 052-824-201-100.00

Dated at Manitowoc, Manitowoc County, Wisconsin, this 13 day of January, 2012.

  
~~Robert C. Hermann~~ *Craig Schetter*  
~~Sheriff of Manitowoc County, Wisconsin~~  
*Undersheriff*

Attorney Jeffrey S. Dunn  
Michael Best & Friedrich LLP  
Attorneys for the Plaintiff  
1000 Maritime Drive  
Manitowoc, WI 54220  
Telephone: (920) 686-2800

**Michael Best & Friedrich LLP is attempting to collect a debt on our client's behalf 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.**

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