

STATE OF WISCONSIN

CIRCUIT COURT

ROCK COUNTY

Nationstar Mortgage LLC d/b/a Mr. Cooper,

Plaintiff,

vs.

Case No. 2019CV000235

The Estate of Kenneth G. Derosa; Secretary of Housing and Urban Development,

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on October 21, 2019, in the amount of \$139,099.80, I will sell at public auction in the lobby of the Rock County Courthouse, located at, 51 South Main Street, Janesville, WI 53545, on **January 29, 2020, at 10:00 AM**, all of the following described premises, to wit:

Lot Sixteen (16) and the South Half (S 1/2) of Lot Seventeen (17), Babcock's Second Addition, City of Evansville, County of Rocks, State of Wisconsin.

Tax Key No. 222 00401401

Address: 412 Cherry Street, Evansville, WI 53536


THE PROPERTY WILL BE SOLD SUBJECT TO ALL LEGAL ENCUMBRANCES.

TERMS OF SALE:

1. At the time of sale: a downpayment (CASH or CASHIER'S CHECK only) in an amount not less than 10% of the successful bid; and (CHECKS MADE PAYABLE TO THE ROCK COUNTY CLERK OF COURTS)
2. No later than ten (10) days after the Court confirms the sale:
 - a. The balance due on the sale;
 - b. The amount of the transfer fee due under Section 77.22, Wis. Stats., if any; and
 - c. The amount of the fee due under Section 59.43(2), Wis. Stats., to record the deed and any other document required for such recordation.

DATED at Janesville, Wisconsin on, December 19, 2019.

Bass & Moglowsky, S.C.
Attorneys for Plaintiff


/s/ Troy Knudson
Sheriff of Rock, Wisconsin
By: Dep. Peters

Bass & Moglowsky, S.C. is a law firm / debt collector representing a creditor in the collection of a debt owed to said creditor. We are attempting to collect such debt and any information obtained from this communication will be used for that purpose.