

Truist Bank, successor by merger to SunTrust Bank f/k/a
Branch Banking and Trust Company

Plaintiff,

vs.

The Estate of Charlene E. Kolden a/k/a Charlene Kolden,
Deceased

Defendant.

NOTICE OF FORECLOSURE SALE

Case No. 22-CV-000222

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on July 7, 2022 in the amount of \$131,893.80 the Sheriff will sell the described premises at public auction as follows:

TIME: October 19, 2022 at 10:00 a.m.

TERMS: Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check or certified funds, payable to the clerk of courts (personal checks cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check or certified funds no later than ten days after the court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The property is sold 'as is' and subject to all liens and encumbrances.

PLACE: On the West steps of the Rock County Courthouse, in the City of Janesville, Rock County

DESCRIPTION: Parcel 1: Lots 15 and 16, in Udell's Subdivision, in the Town of Beloit, Rock County, Wisconsin, according to the recorded plat thereof. Parcel 2: Part of Lot 8, Rice's Country Acres, located in the SW 1/4 of Section 23, T.1N., R.12E. of the 4th P.M. Beloit Township, Rock County, Wisconsin, described as follows: Commencing at the NW corner of said Lot 8; thence S. 89° 18' E. along the North line of said lot, 283.50 feet to the place of beginning for the land to be herein described; thence continuing S. 89° 18' E. along said North line, 167.0 feet; thence S. 0° 00' 55" W. 149.96 feet to the South line of said Lot; thence N. 89° 17' 35" W. along said South line, 167.0 feet; thence N. 0° 00' 55" E. 149.89 feet to the place of beginning; situated in the County of Rock and State of Wisconsin.

PROPERTY ADDRESS: 1014 W Udell Dr Beloit, WI 53511-2054

DATED: August 18, 2022

Gray & Associates, L.L.P.
Attorneys for Plaintiff
16345 West Glendale Drive
New Berlin, WI 53151-2841
(414) 224-8404

Please go to www.gray-law.com to obtain the bid for this sale.

Gray & Associates, L.L.P. is attempting to collect a debt 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.