

STATE OF WISCONSIN

CIRCUIT COURT

JUNEAU COUNTY

Federal National Mortgage Association
("Fannie Mae"), a corporation organized and
existing under the laws of the United States
of America

Plaintiff

Case No: 15 CV 127

vs

LYLE FARRIS, et al.

Defendant(s)

NOTICE OF SHERIFF'S SALE

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on August 4, 2016 in the amount of \$153,634.53 the Sheriff will sell the described premises at public auction as follows:

TIME: October 3, 2017 at 10:00 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 Juneau County Justice Center located at 200 Oak Street, Mauston, Wisconsin

DESCRIPTION: A parcel of land located in the NE1/4 of the NW1/4 of Section 24, T14N, R5E, Town of Lyndon, Juneau County, Wisconsin, described as follows: Commencing at the Northwest corner of said Section 24; thence S88 degrees 41 minutes 30 seconds E along the North line of said NW1/4 a distance of 1336.45 feet to the Northwest corner of said forty; thence S 1 degree 45 minutes W along the West line of said forty a distance of 837.05 feet; thence S 89 degrees 16 minutes E a distance of 300.00 feet; thence S 1 degree 45 minutes W a distance of 373.04 feet to the Northerly line of Dees Road; thence N 88 degrees 26 minutes E along said Northerly line of Dees Road a distance of 93.21 feet to the Southeasterly line of a Town Road which is the point of beginning; thence N 33 degrees 03 minutes E along said Southeasterly line of a Town Road a distance of 440.72 feet; thence S 33 degrees 05 minutes E a distance of 113.06 feet; thence S 38 degrees 30 minutes W, a distance of 348.00 feet to said Northerly line of Dees Road; thence S 88 degrees 26 minutes W, a distance of 85.47 feet to the point of beginning.

PROPERTY ADDRESS: N1256 Rest Haven Road, Lyndon Station, WI 53944

TAX KEY NO.: 29024TLY0506.0000

Michael Holsen
BP Peterman Law Group LLC
State Bar No. 1073973
165 Bishops Way, Suite 100
Brookfield, WI 53005
262-790-5719

Dated this 11th day of Sept, 2017.
Brent H. Oleson
Sheriff Brent Oleson
Juneau County Sheriff

Please go to <http://bppeterman.com/> to obtain the bid for this sale.
BP Peterman Law Group LLC is the creditor's attorney and is attempting to collect a debt on its behalf.
Any information obtained will be used for that purpose.