

STATE OF WISCONSIN

CIRCUIT COURT  
BRANCH 3

MANITOWOC COUNTY

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SHORELINE CREDIT UNION,

Case No. 12 CV 689

Plaintiff,

v.

SHELLEY A. SNIDER,  
JOHN S. SNIDER,  
UNITED STATES OF AMERICA,  
TARGET NATIONAL BANK,  
CAPITAL ONE BANK,  
STATE OF WISCONSIN  
DEPARTMENT OF WORKFORCE DEVELOPMENT  
MIDLAND FUNDING LLC,

Defendants.

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### NOTICE OF SHERIFF'S SALE

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PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure made in the above entitled action on the 8<sup>th</sup> day of February, 2013, in the amount of \$193,246.76, the Sheriff will sell the described premises at public auction as follows:

**DESCRIPTION/PARCEL #:**

A parcel of land in the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) and part in the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4) of Section Twenty-three (23), Township Twenty (20) North, Range Twenty-three (23) East, in the Town of Kossuth, Manitowoc County, Wisconsin, described as follows:

Commencing at the center of said Section 23; thence S.89°42'20"W. 581.50 feet along the 1/4 section line to the intersection with the centerline of a town road; thence N.0°19'20"E. 905.78 feet along said centerline to the intersection with the centerline of CTH R; thence S.64°16'E. 338.40 feet along said centerline; thence N.25°44'E. 60.0 feet to the Northerly right-of-way line of CTH R. the point of real beginning; thence continue N.25°44'E. 337.80 feet; thence S.64°16'E. 641.56 feet; thence S.22°04'W. 353.52 feet to an existing iron pipe (SW corner of existing Tract 1 recorded in Volume 10, page 595 of Certified Surveys); thence Northwesterly along the right-of-way line of a 3° curve to the left 331.04 feet (chord N.59°56'W. 330.65

feet); thence N.67°43'20"W. 82.95 feet along said right-of-way line; thence N.64°16'W. 100.0 feet along said right-of-way line; thence N.67°07'45"W. 100.12 feet along said right-of-way line; thence N.64°16'W. 51.65 feet along said right-of-way line to the point of real beginning.

**PARCEL #:** 007-023-003-002.00 and 007-023-008-003.00

**ADDRESS:** 7725 County Highway R, Manitowoc, Wisconsin

**DATE/TIME:**

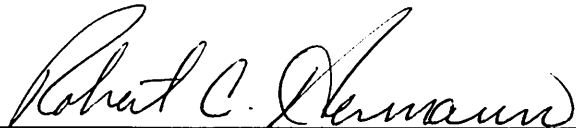
May 14, 2013 / 9:30 a.m.

**PLACE:**

Manitowoc County Courthouse, 1010 S. 8<sup>th</sup> Street, Manitowoc, Wisconsin

**TERMS:**

1. 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 the 10% down payment is forfeited to the plaintiff.
2. The property is sold "as is" and subject to all liens and encumbrances.
3. Any purchaser, other than the plaintiff, is responsible for payment of any and all transfer fees / taxes, which amount shall be paid in addition to, and not out of the bid amount.



Robert C. Hermann, Sheriff  
Manitowoc County, Wisconsin

**VAN LIESHOUT LAW OFFICE**

Atty. David J. Van Lieshout

Attorney for Plaintiff

122 E. Main Street

P.O. Box 186

Little Chute, WI 54140-0186

(920) 788-0800

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), Van Lieshout Law Office is attempting to collect a debt on our client's behalf and any information we obtain will be used for that purpose.