

ASSOCIATED BANK, N.A.

Plaintiff,

vs.

Case No. 22-CV-146
Hon. Robert Dewane
Br. 3

ESTATE OF JAMES B THOMAS, SR.
AKA JAMES B. THOMAS

Defendants.

NOTICE OF FORECLOSURE SALE

PLEASE TAKE NOTICE, that by virtue of a Judgment of Foreclosure entered in the above-captioned action on June 23, 2022, in the amount of \$42,327.73, **WHICH IS SUBJECT TO THE BALANCE OWING ON THE FIRST MORTGAGE**, the Sheriff or his Designee will sell the described premises at public auction as follows:

TIME: September 27, 2022 at 9:30 .am.


PLACE: in Room B-18 of the Manitowoc County Courthouse, 1010 S. 8th Street, Manitowoc, WI 54221

DESCRIPTION: Lot Numbered Five (5) of Block Numbered Two Hundred Fifty-seven (257) in the City of Manitowoc, according to the recorded plat thereof, known as the Original Plat of said City of Manitowoc, Manitowoc County, State of Wisconsin.
Tax Key: 052-000-257-050.00

PROPERTY ADDRESS: 1009 S 24th Street, Manitowoc, WI 54220-4829

TERMS: Down payment required **at the time of Sheriff's Sale** in the amount of 10% of the successful bid by cash or certified check; balance of sale price due within ten business days of confirmation of sale by the Court, together with the applicable transfer fee and cost of recording the deed, all payable to the Clerk of Court of the above county. Property to be sold as a whole 'as is' and subject to the balance owing on the first mortgage, all real estate taxes, accrued and accruing, special assessments, if any, penalties and interest .

Plaintiff's Attorney:
Weld Riley, S.C.
500 Third Street, Suite 800
P.O. Box 479
Wausau, WI 54402-0479
(715) 852-1866

 8-1-2022

Sheriff Daniel Hartwig
or Designee
(please print or type name)
Manitowoc County, Wisconsin

