

STATE OF WISCONSIN
CIRCUIT COURT
JACKSON COUNTY

JACKSON COUNTY BANK

Plaintiff

vs.

Case No: 18CV164

Case Code: 30404

DEREK E.S. PETERSON
MARCIE L. PETERSON
CO-OP CREDIT UNION

Defendants.

NOTICE OF FORECLOSURE SALE

By virtue of a Judgment of Foreclosure and Sale and replevin entered in the above-entitled action on March 8, 2019, the undersigned Sheriff of Jackson County, Wisconsin, will sell at public auction at the Jackson County Courthouse, 307 Main Street, in the City of Black River Falls, in said county, on the 14th day of May, 2019, at 10:00 a.m., the real estate and mortgaged premises directed by the Judgment to be sold, therein described as follows:

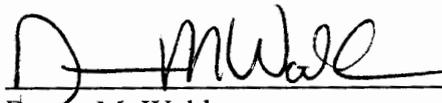
That part of Northwest Quarter of the Northwest Quarter and the Southwest Quarter of Northwest Quarter and the Northeast Quarter of the Northwest Quarter of Section Thirty-four, Township Twenty North, Range Four West, Town of Manchester, Jackson County, Wisconsin; lying West of East Pine Hill Road, as now located and traveled as October 26, 2018; EXCEPT that part of Lot One of Jackson County Certified Survey Map No. 2071, as recorded in Volume 9, Page 247, Document No. 299724 that falls in the Southwest Quarter of the Northwest Quarter Section Thirty-four, Township Twenty North, Range Four West, Town of Manchester, Jackson County, Wisconsin. EXCEPT any lands conveyed for road or highway purposes.

PROPERTY ADDRESS: N2857 E. Pine Hill Road, Black River Falls, WI and vacant real estate adjacent thereto.

TERMS OF SALE: Cash; the successful purchaser will be responsible for the lien of real estate taxes, for the municipal charges, if any, the Wisconsin real estate transfer fee, and is responsible for obtaining possession of the property, which is sold "AS IS."

DOWN PAYMENT: A deposit of 10% of sale price to be deposited in cash or by certified check with the Sheriff at the time of sale; balance to be paid by cash or certified check within ten days after confirmation of sale.

Dated this 25TH day of March, 2019.



Duane M. Waldera,
Jackson County Sheriff

Michael J. Steininger - Lawyer
Nodolf Flory, LLP
P.O. Box 1165
Eau Claire, Wisconsin 54702-1165
(715) 830-9771
Attorneys for Plaintiff

PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT (15 U.S.C. SECTION 1692), WE ARE REQUIRED TO STATE THAT WE ARE ATTEMPTING TO COLLECT A DEBT ON OUR CLIENT'S BEHALF AND ANY INFORMATION WE OBTAINED WILL BE USED FOR THAT PURPOSE.