STATE OF WISCONSIN   CIRCUIT COURT   DANE COUNTY

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COLONIAL SAVINGS, FA
    Plaintiff

Vs.

DANIEL L. VAN GILDER, et al.
    Defendants

AMENDED
NOTICE OF SHERIFF'S SALE
Case No. 2024 CV 002737
Hon. Everett Mitchell, Br. 4
Foreclosure of Mortgage

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PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on December 11, 2024 in the amount of $55,497.64, the Dane County Sheriff will sell the premises described below at public auction as follows:

DATE/TIME: ~~May 20, 2025 at 10:00 AM.~~ **Adjourned to June 24, 2025 at 10:00 AM.**

TERMS:
1.) Sale to be conducted in person, and
2.) 10% down in cash, cashier's check, certified funds, or money order at the time of sale; Balance due within 10 days of confirmation of sale; and
3.) Failure to pay balance due will result in forfeit of deposit to plaintiff, and
4.) Property sold "as is" and subject to all legal liens, encumbrances, and payment of applicable transfer taxes and recording fee by purchaser(s).
5.) MINIMUM BIDDER QUALIFICATIONS. No 3rd–party bidder may submit a bid at a sale of mortgaged premises unless the 3rd– party bidder meets all of the qualifications required under Wis. Stats. Sec. 846.155.

PLACE: Dane County City-County Building, Room 354, 210 Martin Luther King, Jr. Blvd., Madison, WI 53703
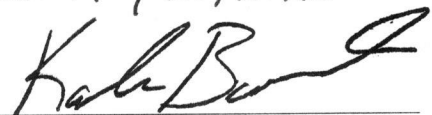
PROPERTY DESCRIPTION

Parcel 1: Lot 1, Block 4, Quam's Addition to Shady Side Park in the Town of Pleasant Springs, Dane County, Wisconsin; and

Parcel 2: Right-of-way over Lot 17, Shady Side Park in the Town of Pleasant Springs, Dane County, Wisconsin, as created in Volume 453 of Deeds, Page 500, Document #694633.

Property address is 3101 Shady Side Drive, Stoughton, WI 53589 (for informational purposes only)
Tax key number is 046/0611-303-6651-0.

Cummisford, Acevedo & Associates, LLC
Mark R. Cummisford, State Bar # 1034906
6260 S. Lake Dr. #1000, Cudahy, WI 53110
414-761-3550
Mark.Cummisford@Cummmisford.com

Dated : May 20, 2025

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Dane County Sheriff

Cummisford, Acevedo & Associates, 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.