BANK OF SUN PRAIRIE

Plaintiff,

٧.

JACOB D. HOAGLAND and JANE DOE HOAGLAND, UNKNOWN SPOUSE OF JACOB D. HOAGLAND Case No. 19-CV-700 Case Code: 30404

Classification: Foreclosure of Mortgage

Defendants.

## NOTICE OF SHERIFF'S SALE

PLEASE TAKE NOTICE that by virtue of and pursuant to a Judgment of Foreclosure and Sale entered in the above-entitled action on July 2, 2019, in the amount of \$117,130.56, I will sell at public auction, in Room 357 of the City-County Public Building, 210 Martin Luther King, Jr. Blvd., Madison, Wisconsin, on the 31<sup>st</sup> of August, 2021 at 10:00 a.m., the following described mortgaged premises, to wit:

Part of Lots 1 and 2, Block 311, Madison Square Riley Plat, in the City of Madison, Dane County, Wisconsin, described as follows: Beginning at the West corner of said Lot 1; thence Northeasterly and parallel with East Dayton Street, 65.6 feet; thence Southeasterly and parallel with North first Street, 33 feet; thence Southwesterly and parallel with East Dayton Street, 65.6 feet; thence Northwesterly and parallel with North first Street, 33 feet to the point of beginning.

PARCEL NO. 251/0710-063-1012-3

ADDRESS: 125 N. First Street, Madison, WI 53704

TERMS OF SALE: Cash.

DOWN PAYMENT: 10% of amount bid by cash or Cashier's Check at the time of sale; the balance of the purchase price to be paid within ten (10) days after confirmation of the sale.

The property will be sold as is subject to all legal encumbrances and any outstanding and accrued real estate taxes, special assessments, penalties, and interest, if any. Buyer must comply with minimum bidder qualifications, as set form in Wis. Stat. § 846.155. Upon confirmation of sale, the purchaser will be required to pay all transfer tax and recording fees.

Dated this 2 day of August, 2021.

Kalvin Barrett

Sheriff of Dane County, Wisconsin

This document was drafted by: John D. Center Neider & Boucher, S.C. Attorney for Plaintiff 401 Charmany Drive, Suite 310 Madison, WI 53719 608-661-4500 jcenter@neiderboucher.com