
Nationstar Mortgage LLC

Plaintiff,

Case No. 2023CV003355

v.

Cheryl Dawn Roux, et al.

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on April 25, 2024 in the amount of \$100,498.52, I will sell at public auction, located at In room 354 of the City County Building, 210 Martin Luther King Jr. Blvd, Madison, WI 53703, on

July 30, 2024

At 10:00 AM, all of the following described premises, to wit:

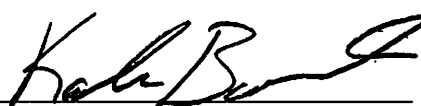
THE NORTH 1/2 OF LOT ONE (1), BLOCK SIX (6), FIRST ADDITION TO EKEN PARK, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

Street Address: 717 North Street, Madison, WI 53704
Tax Key No. 251/0810-314-1201-8

THE PROPERTY WILL BE SOLD AS IS AND SUBJECT TO ANY AND ALL REAL ESTATE TAXES, SUPERIOR LIENS OR OTHER LEGAL ENCUMBRANCES.

TERMS OF SALE: CASH, CASHIER'S CHECK or CERTIFIED FUNDS, payable to the Clerk of Courts (10% down payment at sale, balance due within ten (10) days of Court approval; down payment to be forfeited if payment not received timely). Buyer must comply with minimum bidder qualifications as set forth in Wis. Stat. § 846.155. Buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

DATED on June 12, 2024



Sheriff of Dane County, Wisconsin

Codilis, Moody & Circelli, P.C.
Attorneys for Plaintiff
(414) 775-7700
50-23-01090

NOTE: This law firm is a debt collector.