STATE OF WISCONSIN CIRCUIT COURT CRAWFORD COUNTY

MARINE CREDIT UNION,
Plaintiff,

Case No: 23 CV 83

-v-

MICHAEL S. TAVIANI
ANGELA M. TAVIANI,
Defendants.

Nancy A. Bowling, Clerk
Crawford County, Wis.

OCT 03 2024

Clerk of Circuit Court Office
FILED

NOTICE OF SALE

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on May 8, 2024 in the amount of $123,694.55, the Sheriff will sell the described premises at public auction as follows:

TIME: November 14, 2024 at 9:30 a.m.

TERMS: 10% of the successful bid must be paid to the sheriff at the sale in cash, money order or certified funds payable to Clerk of Courts. The balance of the successful bid must be paid to the Clerk of Courts in cash, cashier's check or certified funds no later than 10 days after the court's confirmation of the sale; failure to pay balance due will result in forfeit of deposit to the plaintiff. Property to be sold as a whole "as is, where is" and subject to all legal liens and encumbrances, tenant rights and leases, outstanding and accruing real estate taxes, special assessments, penalties and interest, if any. Purchaser to pay Wisconsin real estate transfer tax, costs of recording and all costs of sale.

PLACE: West entrance steps of Crawford County Courthouse, 220 N. Beaumont Rd, Prairie du Chien, WI.

DESCRIPTION: Lot 1 of Certified Survey Map No. 1358 recorded in the office of the Register of Deeds for Crawford County, Wisconsin, on July 23, 2013 in Volume 11 of Certified Survey Maps, at Page 125, as Document No. 320954, being a part of Government Lot 2 of Section 8, Township 10 North, Range 6 West, Village of Ferryville, Crawford County, Wisconsin.

TAX KEY NO.: 126-0071-0000
ADDRESS: 14734 WI-35, Ferryville, WI 54628

DATED: October 2, 2024

Dale O. McCullick

Dale McCullick
Crawford County Sheriff

Vande Zande & Kaufman, LLP
Attorney Sam Kaufman
PO Box 430
Waupun, WI 53963-0430
(920)324-2951

This is an attempt to collect a debt and any information obtained will be used for those purposes.