

New Penn Financial, LLC d/b/a Shellpoint
Mortgage Servicing

Plaintiff

Case No: 15 CV 101

vs

ROBERT TERLISNER, et al.

Defendant(s)

NOTICE OF SHERIFF'S SALE

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on October 28, 2015 in the amount of \$250,722.28 the Sheriff will sell the described premises at public auction as follows:

TIME: September 7, 2016 at 10:00 AM

TERMS: By bidding at the sheriff sale, prospective buyer is consenting to be bound by the following terms: 1.) 10% down in cash or money order at the time of sale; balance due within 10 days of confirmation of sale; failure to pay balance due will result in forfeit of deposit to plaintiff. 2.) Sold "as is" and subject to all legal liens and encumbrances. 3.) Plaintiff opens bidding on the property, either in person or via fax and as recited by the sheriff department in the event that no opening bid is offered, plaintiff retains the right to request the sale be declared as invalid as the sale is fatally defective.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

PLACE: in the Rock County Courthouse located at 51 S. Main Street, Janesville, Wisconsin 53545

DESCRIPTION: Lot 5, Block 1, Fairhaven Addition to the City of Janesville, Rock County, Wisconsin, and that part of Lot 13, in said Block 1, described as follows: Beginning at the Southwest corner of said Lot 5 and running thence South along the West line of said Lot 5 extended Southerly to the South line of said Lot 13; thence East 65 feet; thence North on the Southerly extension of the East line of said Lot 5 to the Southeast corner of said Lot 5; thence West along the Southerly line of said Lot 5 to the point of beginning.

PROPERTY ADDRESS: 1100 Walker Street, Janesville, WI 53545

TAX KEY NO.: 0230400138

Monica Irelan Karas
J Peterman Legal Group Ltd.
State Bar No. **1035803**
165 Bishops Way, Suite 100
Brookfield, WI 53005
262-790-5719

Dated this 29th day of July, 2016.
Robert D. Spoden
Sheriff Robert D. Spoden
Rock County Sheriff
By: Deputy Anthony J. Bera 10301

Please go to www.jpetermanlegalgroup.com to obtain the bid for this sale.
J Peterman Legal Group Ltd. is the creditor's attorney and is attempting to collect a debt on its behalf. Any information obtained will be used for that purpose.