

STATE OF WISCONSIN

CIRCUIT COURT

WALWORTH COUNTY

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WALWORTH STATE BANK,  
Plaintiff,

Case No. 11 CV 904  
Case Code: 30404 (Foreclosure of Mortgage)

v.

JOSHUA M. BROWN AND  
UNKNOWN SPOUSE,

-and-

UNKNOWN TENANTS,  
Defendants.

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### NOTICE OF SHERIFF'S SALE

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PLEASE TAKE NOTICE that, by virtue of a Judgment of Foreclosure entered in the above entitled action on November 22, 2011, the undersigned Sheriff will sell at public auction in the Walworth County Sheriff's Department, 1770 County Road NN, Elkhorn, Wisconsin, on **March 15, 2012, at 10 a.m.**, the following real estate and mortgaged premises directed by said Judgment to be sold, to-wit:

**Legal Description:** Part of Lot 1 of Clarke's Addition to the Village of Walworth, Walworth County, Wisconsin, described as follows: Commencing at the Northwest corner of said Lot 1, thence East along the North line of said Lot 1, 72 feet; thence S 68° 45' E, 64.2 feet; thence S 45° E, 6.19 feet to the place of beginning; thence continue S 45° E, 71.71 feet; thence East 39.2 feet; thence South parallel to the East line of said Lot 1, 57.9 feet; thence West parallel to the South line of said Lot 1, 124.5 feet; thence North parallel with the West line of said Lot 1, 109.40 feet; thence East 34.01 feet to the point of beginning.

TOGETHER WITH a perpetual easement for ingress, egress and utilities over the South 9.2 feet of the following described property: Part of Lot 1 of Clarke's Addition to the Village of Walworth, Walworth County Wisconsin, described as follows: Beginning at the Northwest

corner of said Lot 1, thence East along the North line of said Lot 1, 72 feet; thence S 68° 45' E, 64.2 feet; thence S 45° E, 6.19 feet; thence West parallel with the South line of said Lot 1, 134 feet to the West line of said Lot 1, thence North 26.2 feet to the point of beginning.

Tax Key No. VCA 00005

**Address of property:** 110-112 South Main Street, Walworth, WI 53184

Terms of the Sale: 10% down in cash or certified funds at sale, the balance due within 10 days of confirmation. SUCCESSFUL BIDDER SHALL BE RESPONSIBLE FOR APPLICABLE TRANSFER FEE.

Dated this 5<sup>th</sup> day of January, 2012.

By: DS  
David Graves  
Walworth County Sheriff

THORPE & CHRISTIAN, S.C.  
By: Serena N. Hulbert, State Bar No. 1031649  
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