

Mortgage Assets Management, LLC

Plaintiff,

Case No. 2022CV000211

v.

Susan K. Carlson, et al.

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on January 13, 2023 in the amount of \$196,048.94, I will sell at public auction, located in the lobby of the Douglas County Courthouse, 1313 Belknap Street, Superior, WI 54880, on

April 18, 2023

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

SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION NINETEEN (19), TOWNSHIP FORTY-SEVEN (47) NORTH, RANGE TWELVE (12) WEST, IN THE TOWN OF HAWTHORNE, DOUGLAS COUNTY, WISCONSIN, EXCEPT THE FOLLOWING DESCRIBED PARCEL:

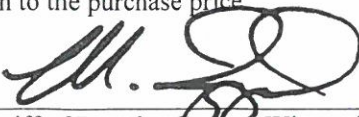
COMMENCING AT THE NORTHWEST CORNER OF THE SW 1/4 OF NW 1/4; THENCE EAST ALONG THE NORTH LINE A DISTANCE OF SIX HUNDRED SIXTY FEET (660'); THENCE SOUTH PARALLEL TO THE WEST LINE A DISTANCE OF TWO HUNDRED TWENTY FEET (220'); THENCE WEST PARALLEL TO THE NORTH LINE A DISTANCE OF ONE HUNDRED NINETY-EIGHT FEET (198'); THENCE SOUTH PARALLEL WITH THE WEST LINE TO THE SOUTH LINE OF SAID SW 1/4 OF NW 1/4; THENCE WEST ALONG THE SOUTH LINE TO THE SOUTHWEST CORNER OF SAID SW 1/4 OF NW 1/4; THENCE NORTH ALONG THE WEST LINE TO THE POINT OF BEGINNING.

Street Address: 7242 E. Crossover Road, South Range, WI 54874  
Tax Key No. HA-014-00576-00

**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 3-7-23

  
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Sheriff of Douglas County, Wisconsin

Codilis, Moody & Circelli, P.C.  
Attorneys for Plaintiff  
(414) 775-7700  
50-22-00694

**NOTE: This law firm is a debt collector.**