

Bank of America,N.A.,as successor by  
merger to BAC Home Loans Servicing,L.P.

**Plaintiff**

Case No: 11 CV 369

vs

IRENE E BRENNER, et al.

**Defendant(s)**

**NOTICE OF SHERIFF'S SALE**

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on May 4, 2012 in the amount of \$433,392.04 the Sheriff will sell the described premises at public auction as follows:

TIME: November 15, 2012 at 02:00 PM

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.

PLACE: at 330 Court Street, Eagle River, Wisconsin 54521

**DESCRIPTION: PARCEL 1:**

Lots 1 and 2 of Certified Survey Map No. 4896, recorded in Volume 17 of Certified Survey Maps, Page 142, being part of Government Lot 2 in Section 19, Town 40 North, Range 11 East, in the Town of Washington, Vilas County, Wisconsin.

**PARCEL 2:**

An easement 20.00 feet in width for ingress and egress and utility purposes to State Highway 70 for the benefit of the above described parcel and for the benefit of the lands described in said Volume 565 Micro Records, Page 667; said easement lying 20.00 feet North of the following described line; Commencing at the Southeast corner of the above described parcel, marked by an iron pipe; thence South 56° 58' 55" West, for a distance of 125.29 feet to an iron pipe, the place of beginning of said easement; thence East for a distance of 327.07 feet to an iron pipe on the Northerly right of way line of State Highway 70 and there terminating. The sidelines of said easement extend or foreshorten to intersect the East line of the parcel described in Volume 565, Page 667, and the Northerly right of way line of State Highway 70.

**FORMERLY DESCRIBED AS:**

A parcel of land in Government Lot 2, Section 19, Township 40 North, Range 11 East, Washington Township, Vilas County, Wisconsin, and being more particularly described as follows: Commencing at the Southeast corner of said Government Lot 2; thence South 87° 45' West along the South line of said Government Lot 2, a distance of 580.50 feet to an iron pipe on the Westerly right of way line of State Trunk Highway "70"; thence North 56° 59' East, along said right of way line a distance of 65.00 feet to an iron pipe; thence West a distance of 394.80 feet to an iron pipe, the place of beginning; thence continuing West a distance of 300.00 feet to an iron pipe on the shore of Tambling Lake; thence North 51° 33' East, along the shore of said lake a distance of 104.20 feet; thence North 40° 08' East, along the

shore of said lake a distance of 109.70 feet; thence North 44° 17` East along the shore of said lake a distance of 46.10 feet to an iron pipe; thence South 62° 44` East, a distance of 247.85 feet to an iron pipe; thence South 56° 59` West, a distance of 125.00 feet to an iron pipe, the place of beginning. Including all land lying between the meander line and the water's edge. Excepting here from the following lands previously conveyed, being a part of Government Lot 2, Section 19, Township 40 North, Range 11 East, Washington Township, Vilas County, Wisconsin, being more particularly described as follows: Commencing at the Southeast corner of said Section 19, an aluminum monument; thence along the South line of said Section 19, South 88° 18` 54" West, 652.16 feet to an iron pipe on the Northwesterly right of way of State Trunk Highway "70"; thence along said right of way line, North 57° 40` 02" East, 72.87 feet to an iron pipe; thence North 89° 44` 46" West (South 90° 00` West or record) 438.38 feet to an iron pipe and the place of beginning; thence North 89° 46` 27" West, 188.39 feet (South 90° 00` West, 188.00 feet of record) to an iron pipe on the shore of Tambling Lake; thence along said shore North 56° 00` 46" East, 106.75 feet to an iron pipe; thence leaving said shore South 58° 49` 48" East, 116.73 feet to the place of beginning. AND a parcel of land in Government Lot 2, Section 19, Township 40 North, Range 11 East, Washington Township, Vilas County, Wisconsin, more particularly described as follows:

Commencing at the Southeast corner of said Section 19, marked by a Vilas County aluminum monument in place; thence South 88° 03` 16" West, along the section line for a distance of 652.26 feet to an iron pipe on the Northerly right of way line of State Highway 70; thence along said right of way line North 57° 22` 49" East for a distance of 72.88 feet to an iron pipe; thence leaving said right of way line West for a distance of 327.07 feet to an iron pipe; thence North 56° 58` 55" East, along the Easterly line of the parcel described in Volume 565 Micro Records, Page 667, for a distance of 125.29 feet to an iron pipe, the place of beginning; thence North 62° 44` 04" West, along the Northerly line of said parcel described in Volume 565 Micro Records, Page 667, for a distance of 246.94 feet to an iron pipe near the Easterly shore of Tambling Lake; thence meandering along said shore North 46° 03` 41" East for a distance of 113.99 feet to an iron pipe; thence leaving said shore South 83° 35` 00" East for a distance of 184.56 feet to an iron pipe; thence South 15 00` 00" West, for a distance of 177.65 feet to the place of beginning. Including all the lands lying between the meander line and the lateral lot lines extended to the water's edge. TOGETHER WITH an easement 20.00 feet in width for ingress and egress and utility purposes to State Highway 70 for the benefit of the above described parcel and for the benefit of the lands described in said Volume 565 Micro Records, Page 667; said easement lying 20.00 feet North of the following described line; Commencing at the Southeast corner of the above described parcel, marked by an iron pipe; thence South 56° 58` 55" West, for a distance of 125.29 feet to an iron pipe, the place of beginning of said easement; thence East for a distance of 327.07 feet to an iron pipe on the Northerly right of way line of State Highway 70 and there terminating. The sidelines of said easement extend or foreshorten to intersect the East line of the parcel described in Volume 565, Page 667, and the Northerly right of way line of State Highway 70.

PROPERTY ADDRESS: 3334 Highway 70 East, Eagle River, WI 54521

TAX KEY NO.: 26-2457-0001 and 26-2457-0002

**Dustin A. McMahan**

Blommer Peterman, S.C.  
State Bar No. **1086857**  
165 Bishops Way, Suite 100  
Brookfield, WI 53005  
262-790-5719

Sheriff Frank Tomlanovich  
Vilas County Sheriff

Please go to [www.blommerpeterman.com](http://www.blommerpeterman.com) to obtain the bid for this sale.

Blommer Peterman, S.C. is the creditor's attorney and is attempting to collect a debt on its behalf. Any information obtained will be used for that purpose.