

RIVER VALLEY BANK,

Plaintiff,

v.

RUTH L. CONSOER,

Defendant.

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**NOTICE OF SHERIFF'S SALE**

Case No. 11 CV 77

Code: 30404 - Foreclosure

By virtue of and pursuant to a Judgment entered in the above-entitled action on May 3, 2011, I will sell at public auction in the lobby of the Vilas County Courthouse, 330 Court Street, Eagle River, WI 54521, Wisconsin, in said county on November 8, 2011 at 2:00 p.m., all of the following described mortgaged premises, to wit:

A parcel of land in part of Government Lot 3, Section 34, Township 40 North, Range 8 East, St. Germain Township, Vilas County, Wisconsin, more particularly described as follows:

Commencing at the NW corner of said Section 34, marked by a Vilas County aluminum breakaway monument in place, thence S 02 degrees 28' 07" W along the section line for a distance of 1309 02 feet to the N 1/16th corner, marking the NW corner of said Government Lot 3, thence N 87 degrees 51' 20" E along the North line of said Government Lot 3 for a distance of 463 06 feet to an iron pipe, the PLACE OF BEGINNING.

Thence continuing N 87 degrees 51' 20" E along said North line of Government Lot 3 for a distance of 453 00 feet to an iron pipe, thence S 00 degrees 00' 48" W along the West line of Lot 1 of Vol 9 Certified Surveys, page 188, for a distance of 610 91 feet to an iron pipe on the North right-of-way line of a Town Road known as Winkle Road, thence along said right-of-way line N 82 degrees 40' 15" W for a distance of 243 64 feet and N 82 degrees 19' 41" W for a distance of 189 73 feet to an iron pipe, thence leaving said right-of-way line N 02 degrees 27' 52" W along the East line of the parcel described in Vol 562 Records, page 443 for a distance of 538 05 feet to the PLACE OF BEGINNING.

Street address: Winkle Road

TERMS OF SALE:

1. This is a cash sale. A certified check or bank draft in the amount of 10 percent of the amount bid must accompany the bid, with the balance due upon confirmation of sale by the Court.

2. Sale is subject to all unpaid real estate taxes and special assessments.

3. Purchaser shall pay any Wisconsin real estate transfer fee.

4. The property is being sold on an "as is" basis without warranties or representations of any kind

5. Purchaser shall be responsible for obtaining possession of the property.

You are notified that we are attempting to collect a debt. Any information obtained will be used for that purpose.

Frank Tomlanovich  
Vilas County Sheriff

John D. Leary  
Attorneys for River Valley Bank  
RUDER WARE, L.L.S.C.  
402 Graham Avenue  
Post Office Box 187  
Eau Claire, Wisconsin 54702

Telephone: 715.834.3425  
Facsimile: 715.834.9240