

STATE OF WISCONSIN

CIRCUIT COURT

GRANT COUNTY

Guild Mortgage Company LLC f/k/a Guild Mortgage  
Company

Plaintiff,

vs.

NOTICE OF FORECLOSURE SALE

Case No. 22-CV-000058

Cody J. Esser, Jessica Ann Esser, State of Wisconsin,  
Department of Children and Families and Janice M.  
Deppe

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on May 24, 2022 in the amount of \$80,520.55 the Sheriff will sell the described premises at public auction as follows:

TIME: September 6, 2022 at 9:00 a.m.

TERMS: Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check or certified funds, payable to the clerk of courts (personal checks cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check or certified funds no later than ten days after the court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The property is sold 'as is' and subject to all liens and encumbrances.

PLACE: On the North steps of the Courthouse in the City of Lancaster, Grant County

DESCRIPTION: LOT FIVE (5) OF BLOCK THIRTY (30) OF THE ORIGINAL PLAT OF THE VILLAGE (NOW CITY) OF BOSCOBEL, GRANT COUNTY, WISCONSIN, ACCORDING TO THE RECORDED MAP OR PLAT THEREOF.

PROPERTY ADDRESS: 108 W Legrand St Boscobel, WI 53805-1339

DATED: June 27, 2022

Gray & Associates, L.L.P.  
Attorneys for Plaintiff  
16345 West Glendale Drive  
New Berlin, WI 53151-2841  
(414) 224-8404

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

Gray & Associates, L.L.P. is attempting to collect a debt and any information obtained will be used for that purpose. If you have previously received a discharge in a chapter 7 bankruptcy case, this communication should not be construed as an attempt to hold you personally liable for the debt.