

Wells Fargo Bank, National Association as Trustee for Option One
Mortgage Loan Trust 2007-1, Asset-Backed Certificates, Series
2007-1

NOTICE OF FORECLOSURE SALE

Plaintiff,
vs.

Case No. 20-CV-000073

Keith E. Loney, Regina R. Loney a/k/a Gina R. Loney, Cliffs Tractor
Repair, Cavalry SPV I, LLC and Grant County Clerk of Circuit Court

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on December 17, 2020 in the amount of \$170,708.84 the Sheriff will sell the described premises at public auction as follows:

TIME: February 7, 2023 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:

Parcel I: Part of the Southwest 1/4 of the Southeast 1/4 of Section 18, Township 6 North, Range 5 West of the 4th Principal Meridian, Town of Millville, Grant County, Wisconsin, to-wit: Commencing at the Southeast Corner of the Southwest 1/4 of the Southeast 1/4 of Section 18, Township 6 North, Range 5 West of the 4th P.M.; thence N 00° 00' 00" E, 446.33 feet along the Easterly line of said Southwest 1/4 of the Southeast 1/4 to the Point of Beginning; thence N 00° 00' 00" E, 274.32 feet along the Easterly line of said Southwest 1/4 of the Southeast 1/4; thence N 51° 15' 22" W, 179.86 feet; thence S 39° 32' 36" W, 279.94 feet; thence S 61° 46' 03" E, 36.91 feet; thence S 55° 00' 35" W, 87.79 feet; thence S 63° 55' 13" W, 185.50 feet; thence S 27° 57' 37" W, 68.12 feet along the centerline of Campbell Ridge Road; thence N 63° 55' 13" E, 243.76 feet; thence N 55° 00' 35" E, 111.09 feet; thence S 61° 46' 03" E, 279.80 feet to the point of beginning. The Easterly line of the West 1/2 of the Southeast 1/4 of Section 18, Township 6 North, Range 5 West is assumed to bear N 00° 00' 00" E.

Parcel II: Part of the Southwest 1/4 of the Southeast 1/4 of Section 18, Township 6 North, Range 5 West of the Fourth Principal Meridian, Town of Millville, Grant County, Wisconsin, to-wit: Commencing at the Southeast corner of the Southwest 1/4 of the Southeast 1/4 of Section 18, Township 6 North, Range 5 West; thence N 00° 00' 00" E 446.33 feet along the Easterly line of said SW 1/4 of the SE 1/4; thence N 61° 46' 03" W 209.80 feet to the point of beginning; thence continuing N 61° 46' 03" W 70 feet; thence S 55° 00' 35" W 40 feet; thence S 61° 46' 03" E 70 feet; thence N 55° 00' 35" E 40 feet to the Point of Beginning. The Easterly line of the West 1/2 of the SE 1/4 of Section 18, Township 6 North, Range 5 West is assumed to bear N 00° 00' 00" East.

PROPERTY ADDRESS: 11843 Fuller Hollow Rd Prairie Du Chien, WI 53821-9535

DATED: December 20, 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 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.