

PennyMac Loan Services, LLC

Plaintiff,

NOTICE OF FORECLOSURE SALE

vs.

Case No. 23-CV-000067

Kerri L. Zergoski, Michael Bowen, Heritage Meadow Owners
U.A. and Door County Tourism Zone Commission

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on August 1, 2023 in the amount of \$214,286.51 the Sheriff will sell the described premises at public auction as follows:

TIME: December 6, 2023 at 10:00 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.

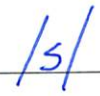
PLACE: Door County Justice Center Lobby, 1201 S. Duluth Avenue, Sturgeon Bay, WI 54235

DESCRIPTION: Parcel I: Lot Six (6), according to the recorded Plat of Heritage Meadows II Land Division, Town of Egg Harbor, Door County, Wisconsin. Parcel II: A non-exclusive Easement for ingress, egress and utilities as set forth on the recorded Plat of Heritage Meadows Land Division, recorded May 19, 1998 at Hanger A399 as Document No. 575777 and on the recorded Plat of Heritage Meadows II Land Division, recorded October 7, 2003 at Hanger A505 as Document No. 658144. Subject to and benefited by the declaration of Easements and Restrictions for Heritage Meadows Land Division, dated December 15, 2001 and recorded February 8, 2002 in Volume 811 of Records, Page 881, as Document No. 626909 and by First Amendment dated November 20, 2003 and recorded November 20, 2003 in Volume 961 of Records, Page 146 as Document No. 680156. Subject to rights or claims of others in and to that easement described above. Subject to possible rights of others between the stone fence and property line as shown on map of Heritage Meadows II Land Division. Subject to easement over the Northerly 33 feet for roadway and utility purposes as contained on Heritage Meadows II Land Division, recorded October 7, 2003 at Hanger A505 as Document 658114. Subject to Utility Easement of 12 feet as shown on Heritage Meadows II Land Division, recorded October 7, 2003 at Hanger A505 as Document No. 658114. Subject to building zone setbacks and notes as set forth on Heritage Meadows Land Division, recorded October 7, 2003 at Hanger A505 as Document No. 658114.

PROPERTY ADDRESS: 7686 Heritage Meadows Rd Egg Harbor, WI 54209-9504

DATED: September ¹⁹7, 2023

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



Tammy A. Sternard
Door County Sheriff

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.