

TH MSR Holdings LLC,

NOTICE OF SHERIFF'S SALE

Plaintiff,

Case Number: 2024CV000198

vs.

Estate of Allan W. Wildes; Dianne Anderson,

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on January 3, 2025, in the amount of \$76,885.28, the Sheriff will sell the described premises at public auction as follows:

**ORIGINAL TIME:** April 15, 2025 at 10:00AM

**TERMS:**

1. 10% of the successful bid is due at the time of sale. Payment must be in cash, certified check, or cashier's check, payable to the Juneau County Clerk of Courts. The balance of the successful bid must be paid to the Clerk of Courts in cash, cashier's check or certified funds not later than ten days after the court's confirmation of the sale; failure to pay balance due will result in forfeiture of deposit to Plaintiff.
2. The property is sold "as is" and subject to all legal liens and encumbrances.
3. Upon confirmation of the court, buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

**PLACE:**

in the lobby of the Justice Center, 200 Oak Street, City of Mauston, County of Juneau

**Property description:**

**Lot 53 of Assessor's Plat No. 2 of the City of New Lisbon, Juneau County, Wisconsin, except that part lying East of the following described reference line: Beginning at a point on the North line of said Lot 84 feet Easterly of the Northwest corner; thence Southwardly in a straight line to a point on the South line, 85 feet Easterly of the Southwest corner of said Lot being the termination point of the reference line.**

**Tax Key No:** 292610207

**Property Address:** 433 W. Liberty Street, New Lisbon, WI 53950

Randall S. Miller & Associates, LLC  
Attorney for Plaintiff  
342 N. Water Street, Suite 613  
Milwaukee, WI 53202  
(414) 937-5992

Dated this \_\_\_\_\_ day \_\_\_\_\_, 2025

Juneau County Sheriff

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we may be attempting to collect a debt on our client's behalf and any information we obtain may be used for that purpose.