

FEDERAL HOME LOAN MORTGAGE
CORPORATION AS TRUSTEE FOR THE
BENEFIT OF THE FREDDIE MAC
SEASONED LOANS STRUCTURED
TRANSACTION TRUST, SERIES 2023-1

Plaintiff**NOTICE OF SHERIFF'S SALE**

Case No: 24 CV 508

vs

Daren Brown, et al.

Defendants

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on March 21, 2025 in the amount of \$90,860.52 the Sheriff will sell the described premises at public auction as follows:

TIME: October 7, 2025 at 9:00 AM

TERMS: By bidding at the sheriff sale, prospective buyer is consenting to be bound by the following terms:

- 1.) 10% down in cash or certified funds at the time of sale; balance due within 10 days of confirmation of sale; failure to pay balance due will result in forfeit of deposit to plaintiff.
- 2.) Sold "as is" and subject to all legal liens and encumbrances.
- 3.) Buyer to pay applicable Wisconsin Real Estate Transfer Tax from the proceeds of the sale.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

PLACE: Lobby of the Winnebago County Courthouse, 415 Jackson Street, Oshkosh, WI 54901

DESCRIPTION: THE SOUTH 66.52 FEET OF THE EAST HALF (E ½) OF BLOCK FIVE (5), ACCORDING TO THE RECORDED PLAT OF FIRST ADDITION TO CLOVIS PLAT, IN THE SIXTH WARD, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN.

Phillip A. Norman, P.C. is the creditor's attorney and is attempting to collect a debt on its behalf. Any information obtained will be used for that purpose.

PROPERTY ADDRESS: 724 Melissa Street, Menasha, WI 54952

TAX KEY NO.: 6-00567-00

Phillip A. Norman, P.C.
Kelly M. Smith
State Bar No. 1067970
17035 W. Wisconsin Avenue, Suite 150
Brookfield, WI 53005
(262) 314-6564

Dated this 3 day of September, 2025.

John F. Metz
Winnebago County Sheriff

20-00338