

STATE OF WISCONSIN

CIRCUIT COURT

DANE COUNTY

The Bank of New York Mellon FKA The Bank of New York as Trustee for the Certificateholders of CWALT, Inc, alternative loan trust 2005-4, Mortgage pass-through certificates, Series 2005-4

Plaintiff,

Case No. 2024CV001135

v.

Coralia A. Harn, et al.

Defendants.

NOTICE OF SHERIFF'S SALE

By virtue of a judgment of foreclosure made in the above-entitled action on October 2, 2024 in the amount of \$703,141.87, I will sell at public auction, located in room 354 of the City County Building, 210 Martin Luther King Jr. Blvd, Madison, WI 53703, on

June 24, 2025

At 10:00 AM, all of the following described premises, to wit:

LOT 12, LACY HEIGHTS, IN THE CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.

Street Address: 5809 Tall Oaks Road, Fitchburg, WI 53711

Tax Key No. 225/0609-084-0122-3

THE PROPERTY WILL BE SOLD AS IS AND SUBJECT TO ANY AND ALL REAL ESTATE TAXES, SUPERIOR LIENS OR OTHER LEGAL ENCUMBRANCES.

TERMS OF SALE: CASH, CASHIER'S CHECK or CERTIFIED FUNDS, payable to the Clerk of Courts (10% down payment at sale, balance due within ten (10) days of Court approval; down payment to be forfeited if payment not received timely). Buyer must comply with minimum bidder qualifications as set forth in Wis. Stat. § 846.155. Buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

DATED on May 12, 2025



Sheriff of Dane County, Wisconsin

Codilis, Moody & Circelli, P.C.

Attorneys for Plaintiff

(414) 775-7700

50-24-00418

NOTE: This law firm is a debt collector.