

BMO Bank, N.A. F/K/A BMO Harris Bank, N.A.

## NOTICE OF ADJOURNED FORECLOSURE SALE

Plaintiff,  
vs.

Case No. 24-CV-000229

Elizabeth A. Kubiak, Brian F. Kubiak and Sunset Terrace  
Homeowner's Association, Inc.

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on May 2, 2024 in the amount of \$72,617.07 the Sheriff will sell the described premises at public auction as follows:

ORIGINAL TIME: May 6, 2025 at 9:00 a.m.

FIRST ADJOURNMENT: June 17, 2025 at 9:00 a.m.

ADJOURNED TIME: July 15, 2025 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: In the main lobby of the Winnebago County Courthouse, City of Oshkosh, Winnebago County

DESCRIPTION: Lot Three (3), Sunset Terrace, Town of Neenah, Winnebago County, Wisconsin.

PROPERTY ADDRESS: 1387 Radcliff Rd Neenah, WI 54956-3582

**THAT UPON INFORMATION AND BELIEF, THE MORTGAGE HELD BY THE PLAINTIFF IS A JUNIOR AND SUBORDINATE MORTGAGE AGAINST THE PREMISES AND THE PLAINTIFF MAKES NO REPRESENTATIONS OR WARRANTIES REGARDING THE PRIORITY OF ITS MORTGAGE.**

DATED: May 21, 2025

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](http://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.