

STATE OF WISCONSIN

CIRCUIT COURT
CIVIL DIVISION

WASHBURN COUNTY

AMERICAN FINANCIAL NETWORK, INC.
Plaintiff

**NOTICE OF SHERIFF'S
SALE**
Case No. 2025CV000026

Vs.

JAMES LOISEL A/K/A JAMES ERNEST
LOISEL; UNKNOWN SPOUSE OF JAMES
LOISEL A/K/A JAMES ERNEST LOISEL;
AMERICAN FINANCIAL NETWORK
D/B/A ORION LENDING;
Defendants

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on June 19, 2025, in the amount of \$169,275.00, the Sheriff, or Designee, will sell the described premises at public auction as follows:

TIME: September 24, 2025 at 10:00 a.m.

TERMS:

1. 10% down in cash, cashier's check 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 in addition to the purchase price.
4. Bidders not a party to this action are subject to the requirements of Wisconsin Statute Section 846.155.

PLACE: WASHBURN COUNTY COURTHOUSE NORTH ENTRANCE (AKA NORTH STEPS) 10 4TH AVENUE, SHELL LAKE, WI 54871

Property description:

LOT 1-5 INCLUSIVE, BLOCK 6, FIRST DIVISION, VILLAGE OF MINONG, WASHBURN COUNTY, WISCONSIN.


Tax Key No.: 65-151-2-42-12-23-5-15-268-530111

Property Address: 303-305 1ST STREET, MINONG, WISCONSIN 54859

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Dated this 19 day of August, 2025


DENNIS STUART
WASHBURN COUNTY SHERIFF OR
DESIGNEE

Johnson, Blumberg & Associates, LLC. is the creditor's attorney and is attempting to collect a debt on its behalf. Any information obtained will be used for that purpose.