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Bank of America, N.A

Plaintiff,

Case No. 2022CV000088

v.

Bates Living Trust, dated September 14, 2000  
by its trustee Albert James Bates IV, et al.

Defendants.

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NOTICE OF SHERIFF'S SALE

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By virtue of a judgment of foreclosure made in the above-entitled action on February 2, 2023 in the amount of \$1,114,132.86, I will sell at public auction, located in the Courthouse Annex Addition, main public entrance, 330 Court Street, Eagle River, WI 54521, on

**May 11, 2023**

At 2:00 PM, all of the following described premises, to wit:

LOT 13 OF BLACK OAK LAKE COTTAGE SITES ACCORDING TO THE PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE REGISTER OF DEEDS IN AND FOR SAID COUNTY, BEING A SUBDIVISION OF GOVERNMENT LOT 6, SECTION 36, TOWNSHIP 43 NORTH, RANGE 9 EAST, IN VILAS COUNTY, WISCONSIN.

Street Address: 5660 Keefe Road, Land O Lakes, WI 54540  
Tax Key No. 012-1484

**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) (Cashier's Check is required if down payment is \$20,000.00 or more). 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.

Joseph A. Fath  
Sheriff of Vilas County, Wisconsin

Codilis, Moody & Circelli, P.C.  
Attorneys for Plaintiff  
(414) 775-7700  
50-22-00636

**NOTE: This law firm is a debt collector.**