

STATE OF WISCONSIN

CIRCUIT COURT
CIVIL DIVISION

ONEIDA COUNTY

ROCKET MORTGAGE, LLC F/K/A QUICKEN
LOANS, LLC,

Plaintiff

NOTICE OF SHERIFF'S SALE
Case No. 2024CV000235

Vs.

ANTHONY SALZMAN A/K/A ANTHONY M.
SALZMAN A/K/A ANTHONY MICHAEL
SALZMAN; KATIE SALZMAN; ONEIDA COUNTY
DEPARTMENT OF SOCIAL SERVICES,

Defendants

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on April 15, 2025, in the amount of \$225,764.10, the Sheriff, or Designee, will sell the described premises at public auction as follows:

TIME: July 16, 2025 at 10:00 am

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: LOBBY OF THE ONEIDA COUNTY COURTHOUSE, ONE SOUTH ONEIDA AVENUE,
RHINELANDER, WI 54501

Property description:

ALL THAT A PARCEL OF LAND IN THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4, SECTION 1, TOWNSHIP 36 NORTH, RANGE 8 EAST, TOWN OF CRESCENT, ONEIDA COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LAND; THENCE RUNNING EAST ALONG THE NORTH LINE OF SAID SECTION 1, A DISTANCE OF 12 RODS; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID ONE-QUARTER SECTION A DISTANCE OF 15 1/2 RODS; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID ONE-QUARTER SECTION A DISTANCE OF 12 RODS; THENCE NORTH A DISTANCE OF 15 1/2 RODS TO THE PLACE OF BEGINNING.

EXCEPT THAT PART USED FOR TOWN ROAD AND/OR HIGHWAY PURPOSES.

Tax Key No.: CR-5-3

Property Address: 1831 RIVER STREET, RHINELANDER, WI 54501

Shannon K Cummings
State Bar No. 1033710
Attorney for Plaintiff
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Dated this 11 day of June, 2025


GRADY HARTMAN
ONEIDA 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.