

PennyMac Loan Services, LLC

Plaintiff,

vs.

NOTICE OF FORECLOSURE SALE

The Estate of Jesse R. Ostrowski, Deceased

Case No. 26-CV-000052

Defendant.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on March 30, 2026 in the amount of \$119,178.72 the Sheriff will sell the described premises at public auction as follows:

TIME: July 7, 2026 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. Bids made after the Plaintiff's opening bid will be accepted in \$100.00 increments only.

PLACE: Room A136, Marathon County Courthouse, 500 Forest St., Wausau, WI

DESCRIPTION: Lot One (1) of Certified Survey Map No. 18206 as recorded in Volume 89 of Surveys on Page 63, as Document No. 1770238, located in and being part of the Northwest Quarter of the Fractional Northeast Quarter (NW1/4-Fr1 NE1/4), Section Five (5), Township Twenty-six (26) North, Range Three (3) East, Town of McMillan, Marathon County, Wisconsin.

PROPERTY ADDRESS: 209585 County Rd E Stratford, WI 54484-4344

DATED: April 29, 2026

Gray & Associates, L.L.P.
Attorneys for Plaintiff
16345 West Glendale Drive
New Berlin, WI 53151-2841
(414) 224-8404



Chad D. Billeb
Marathon County Sheriff

Please go to 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.

Chad D. Billeb
Sheriff



William B. Millhausen
Chief Deputy

Marathon County Sheriff's Office

500 Forest Street, Wausau, WI 54403

Non-Emergency Phone: 715.261.1200 • www.MarathonCountySheriff.org

Attention Bidders

Effective October 1, 2018, the State of Wisconsin created statute 846.155(2) which requires minimum qualifications for third-party bidders at foreclosure sales. Minimum bidder qualifications are:

(2) MINIMUM BIDDER QUALIFICATIONS. No 3rd-party bidder may submit a bid at a sale of mortgaged premises unless the 3rd-party bidder meets all the following qualifications:

(a) The 3rd-party bidder does not own an interest in property in this state against which taxes have been levied that are more than 120 days delinquent.

(b) The 3rd-party bidder is not directly or indirectly owned, managed, or controlled, in whole or in part, by a person that owns an interest in property in this state against which taxes have been levied that are more than 120 days delinquent.

(c) The 3rd-party bidder does not directly or indirectly own, manage, or control, in whole or in part, an entity that owns an interest in property in this state against which taxes have been levied that are more than 120 days delinquent.

(d) No judgment against the 3rd-party bidder related to a violation of a state or local building code with respect to property in this state has been rendered that is unsatisfied.

(e) No judgment against a person that directly or indirectly owns, manages, or controls, in whole or in part, the 3rd-party bidder related to a violation of a state or local building code with respect to property in this state has been rendered that is unsatisfied.

(f) No judgment against an entity directly or indirectly owned, managed, or controlled, in whole or in part, by the 3rd-party bidder related to a violation of a state or local building code with respect to property in this state has been rendered that is unsatisfied.

(g) In submitting a bid at the sale, the 3rd-party bidder is not acting on behalf of or as part of an agreement with a person that does not meet the qualifications described in pars. (a) to (f).

In addition, under statute 846.155(5), an affidavit must be filed with the Clerk of Courts by the winning third-party bidder (grantee) before the confirmation of sale stating they meet the minimum bidder qualifications. This affidavit form (CV-550) is available online or from the Clerk of Courts Office upon request. The Sheriff's Office cannot give legal advice. If you have further questions seek legal counsel.

