

STATE OF WISCONSIN

CIRCUIT COURT  
CIVIL DIVISION

WAUKESHA COUNTY

SELECT PORTFOLIO SERVICING, INC.  
Plaintiff**NOTICE OF SHERIFF'S  
SALE**

Case No. 2025CV000898

Vs.

Case Code No. 30404

TRACY HALSEMA; UNKNOWN SPOUSE  
OF TRACY HALSEMA; HICKORYWOOD  
FARMS HOMEOWNERS ASSOCIATION;  
Defendants

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on February 6, 2026, in the amount of \$423,956.49, the Sheriff, or Designee, will sell the described premises at public auction as follows:

**TIME:** May 13, 2026 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:** MAIN LOBBY OF THE WAUKESHA COUNTY SHERIFF DEPT. JUSTICE CENTER, DOOR #8, 515 W. MORELAND BLVD., WAUKESHA, WI 53188**Property description:**

LOT 15, TOGETHER WITH AN UNDIVIDED FRACTIONAL INTEREST IN OUTLOTS 1, 2, 3, 4, 5 AND 6, ALL IN HICKORYWOOD FARMS BEING A PART OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, IN TOWNSHIP 7 NORTH, RANGE 17 EAST, IN THE CITY OF OCONOMOWOC, WAUKESHA COUNTY, WISCONSIN.

**Tax Key No.:** OCOC0602015**Property Address:** 1381 MAMEROW LANE E., OCONOMOWOC, WISCONSIN 53066Michael C. Timothy  
State Bar No. 1032915  
Attorney for Plaintiff  
633 W. Wisconsin Avenue, Suite 408  
Milwaukee, WI, 53203  
Phone: 312-541-9710  
Mailing Address:  
30 N. LaSalle St., Suite 3650  
Chicago, IL 60602  
Email:  
WisconsinPleadings@johnsonblumberg.comDated this 23<sup>rd</sup> day of March, 2026**Eric Severson**ERIC J. SEVERSON  
WAUKESHA COUNTY SHERIFF OR DESIGNEE

Johnson, Blumberg &amp; 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.