STATE OF WISCONSIN CIRCUIT COURT SAUK COUNTY

Westby Co-op Credit Union

Plaintiff

v.

NOTICE OF FORECLOSURE SALE
Case No. 24CV12
Code No. 30404

Max ICF Homes, LLC, Cory W. Maxey, Melanie J. Maxey
The People Community Bank, Westbrook Associated Engineers, Inc
Sauk County, Department of Workforce Development
Discover Bank, Department of Revenue, Hartje Lumber Inc.,
Jefferson Capital Systems, LLC, Achilles Finance, LLC d/b/a Advance Financial
Capital One NA, Midland Credit Management Inc
Portfolio Recovery Associates, LLC

Defendants.

PLEASE TAKE NOTICE, that by virtue of and pursuant to a Judgment entered in the above-entitled action on March 20, 2026 in the sum of $428,365.84, the Sheriff, or designees, will sell at public auction as follows:

DATE/TIME:	May 26, 2026 at 10:00 a.m.
PLACE:	515 Oak Street, Baraboo, WI 53913
TERMS OF SALE:	A down payment required at the time of Sheriff's Sale in the amount of ten percent (10%) of the winning bid; said payment being made in the form of cash, money order, cashier's check or certified check made payable to the County Clerk of Courts; balance of sale price is due in full within ten (10) days of confirmation of sale by the Court. Failure to post the remaining balance due shall result in the forfeiture of the down payment to the Plaintiff. Property to be sold as a whole "*as is*" and subject to all real estate taxes, accrued and accruing, special assessments, if any, penalties and interest, and any existing first in time mortgages or leasehold interests, and the right of the United States of America to redeem said property after sale within the period provided by 28 U.S.C. Section 2410. Purchaser to pay all transfer and recording fees and the cost of title evidence.
PROPERTY ADDRESS:	1910 Crestwood Drive, Plain, WI 53577
PIN:	171-0420-00000
LEGAL DESCRIPTION:	Lot 137, Second Addition to Westbrook, Village of Plain, Sauk County, Wisconsin.

Dated: 4.13.26

Sauk County Sheriff
Richard T. Meister

Prepared by: Justin J. Bates, Esq.
Bates Legal Group, LLC State Bar No. 1066128
PO Box 1473 Wausau, WI 54402-1473
715-843-5599

Bid Information can be found on bateslegalgroup.com