STATE OF WISCONSIN CIRCUIT COURT BROWN COUNTY

CAPITAL CREDIT UNION,

Plaintiff

v.

JOSEPH A. RUTTNER, et al.,

Defendant.

NOTICE OF SHERIFF'S SALE

Case No. **26 CV 260**

COPY

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on May 8, 2026, in the amount of $118,080.60, as to the property located at 1466 Chicago Street, Green Bay, Wisconsin, the Sheriff will sell the described premises at public auction as follows:

DATE / TIME: **November 25, 2026, at 10:00 a.m.**

TERMS:
1. 10% down in cash, cashier's check or certified funds, payable to the clerk of courts at the time of sale (personal checks cannot and will not be accepted); balance due within ten (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.*

PLACE: Brown County Sheriff's Office, 2684 Development Drive, Green Bay, WI

DESCRIPTION / PARCEL #:

The Northerly 100 feet of Lot Ten (10) and the Northerly 100 feet of the Westerly 22 feet of Lot Nine (9), in Block One Hundred Fifty (150), according to the recorded Plat of Astor, in the City of Green Bay, East side of Fox River, Brown County, Wisconsin.

Parcel ID No. 17-9358-A

PROPERTY ADDRESS:

1466 Chicago Street, Green Bay, WI

DATE: October 13th, 2026.

/s/
John Rousseau, Chief Deputy

Plaintiff's Attorney:
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