



Fond du Lac County

OFFICE OF THE COUNTY TREASURER

Brenda A. Schneider
(920) 929-3010 Fax (920) 929-3293

City/County Government Center
160 South Macy Street, PO Box 1515
Fond du Lac, WI 54936-1515

PETITION OF COMMENCEMENT OF PROCEEDINGS IN REM TO FORECLOSE TAX LIENS BY FOND DU LAC COUNTY PURSUANT TO WISCONSIN STATUTE 75.521

May 5, 2021

To Whom It May Concern:

Fond du Lac County is in the process of In Rem Foreclosure of Tax Liens under provisions of Wis. Stats. 75.521, for Tax Year of 2017 and prior years. This letter is notification in accordance with the statute.

The enclosed Petition and Tax Lien Foreclosure List were filed in the Office of the Fond du Lac County Clerk of Court on April 30, 2021.

A letter report was conducted on all parcels under consideration for In Rem foreclosure. You or your company were identified as a person or party possibly having a right, title or interest in or lien upon one or more of the listed properties. Please review the List carefully.

Be advised that as of May 1, 2021, all parcels with delinquent 2017 taxes are subject to a \$200.00 foreclosure fee. Be further advised that as of March 1, 2020, all parcels with delinquent 2016 taxes are subject to an additional \$75.00 foreclosure fee. The foreclosure fee(s) must be paid prior to application of funds to the delinquent taxes.

All 2017 and prior years real estate taxes and specials, interest, penalties and fees, must be paid on or before the final redemption date of July 23, 2021. Acceptable forms of payment include cash, cashier's check, money order and/or credit card. Personal checks are no longer acceptable.

Please be further advised that if Judgment is granted to Fond du Lac County, said parcels will be in fee simple absolute, as of the date of Entry of Judgement in this action. Pursuant to §75.521(13)(b), *all persons, both natural and artificial, including the state of Wisconsin, infants, individuals adjudicated incompetent, absentees and nonresidents who may have had any right, title, interest, claim, lien or equity of redemption in such lands, are forever barred and foreclosed of such right, title, interest, claim, lien or equity of redemption.*

Please contact the County Treasurer's Office at (920) 929-3010 with any questions.

Sincerely,

Brenda A Schneider
Fond du Lac County Treasurer

Enclosure

IN THE MATTER OF THE FORECLOSURE OF
TAX LIENS UNDER SECTION 75.521 WISCONSIN
STATUTES BY FOND DU LAC COUNTY.
LIST OF TAX LIENS FOR THE TAX YEAR 2017
AND PRIOR YEARS, IN REM 2021 NUMBER 51

FILED

APR 30 2021

RAMONA M. GEIB
FOND DU LAC COUNTY, WIS.
Clerk Of Circuit Court

CASE NO. 21-6F-9

**NOTICE OF COMMENCEMENT OF PROCEEDING IN REM 51
TO FORECLOSE TAX LIENS BY FOND DU LAC COUNTY**
Pursuant to Section 75.521, Wisconsin Statutes

**ASSIGNED JUDGE
DALE L. ENGLISH**

PLEASE TAKE NOTICE that all persons having or claiming to have any right, title or interest in or lien upon the real property described in the List of Tax Liens of Fond du Lac County for Tax Year 2017, Number 51, on file in the Office of the Clerk of the Circuit Court of Fond du Lac County, dated April 30, 2021, and hereinabove set forth, are hereby notified that the filing of such List of Tax Liens in the Office of the Clerk of Circuit Court of Fond du Lac County constitutes the commencement by said Fond du Lac County of a special proceeding in the Circuit Court of Fond du Lac County to foreclose the tax liens therein described by foreclosure proceeding in rem and that a notice of the pendency of such proceeding against each piece or parcel of land therein described was filed in the Office of the Clerk of the Circuit Court on April 30, 2021. Such proceeding is brought against the real property herein described only and is to foreclose the tax liens described in such list. No personal judgment will be entered herein for such taxes, assessments or other legal charges or any part thereof.

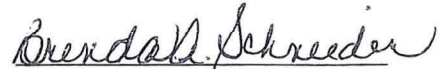
TAKE FURTHER NOTICE that all persons having or claiming to have any right, title or interest in or lien upon the real property described in said List of Tax Liens are hereby notified that a certified copy of such list of tax liens has been posted in the Office of the County Treasurer of Fond du Lac County and will remain posted for public inspection up to and including July 23, 2021, which date is hereby fixed as the last day of redemption.

TAKE FURTHER NOTICE that any person having or claiming to have any right, title or interest in or lien upon any such parcel may, on or before July 23, 2021, redeem such delinquent tax liens by paying to the County Treasurer of Fond du Lac County, the amount of all such unpaid tax liens and in addition thereto, all interest and penalties which have accrued on said unpaid tax liens, computed to and including the date of redemption, plus the reasonable costs that the county incurred to initiate the proceedings and the person's share of reasonable costs of publication.

Dated: April 30, 2021



Chelsea Belinda Brocker, Assistant
Fond du Lac County Corporation Counsel



Brenda A. Schneider
Fond du Lac County Treasurer

FILED

MAY - 5 2021

RAMONA M. GEIB
FOND DU LAC COUNTY, WIS.
Clerk Of Circuit CourtCASE NO. 21GF09

IN THE MATTER OF THE FORECLOSURE OF
TAX LIENS UNDER SECTION 75.521 WISCONSIN
STATUTES, BY FOND DU LAC COUNTY.
LIST OF TAX LIENS FOR TAX YEAR 2017
AND PRIOR YEARS, IN REM 2021 NUMBER 51

AMENDED PETITION FOR COMMENCEMENT OF PROCEEDING IN REM
TO FORECLOSE TAX LIENS BY FOND DU LAC COUNTY
Pursuant to Section 75.521, Wisconsin Statutes

TO THE CIRCUIT COURT OF FOND DU LAC COUNTY, WISCONSIN

NOW COMES Fond du Lac County, a political subdivision of the State of Wisconsin, by Brenda A. Schneider, its County Treasurer, Chelsea Belinda Brocker, Assistant Corporation Counsel for said County, and files this List of Tax Liens, for Fond du Lac County for taxes of 2017 and prior years, and alleges and shows the court:

1. That Fond du Lac County is owed delinquent taxes on each of the following described parcels of land and two or more years have elapsed since the date of the issuance of the tax certificates.
2. That Fond du Lac County is now the owner and holder of tax liens for the year indicated in this list, as evidenced by the tax certificates held by the County Treasurer for the properties described and numbered in the following list.
3. That Fond du Lac County has by ordinance adopted by the County Board of Supervisors of said County on the 21st day of April, 1948 elected to proceed under Section 75.521 of the Wisconsin Statutes for the purpose of enforcing tax liens in said County, commencing the first day of May, 1948.
4. That said list, made and filed pursuant to the provisions of Section 75.521 of the Wisconsin Statutes, is attached hereto.
5. Interest on the principal sum of each tax lien on the attached list is charged at the rate of 1 percent per month from February 1 of the year of sale to date of redemption. An additional penalty on the principal sum of each tax lien listed above is charged at the rate of 1/2 per cent per month from February 1 of the year of sale to date of redemption.
6. All descriptions by lot and block numbers refer to plats and maps filed in the office of the Register of Deeds for Fond du Lac County, Wisconsin.
7. That no municipality, other than Fond du Lac County, has any right, title or interest in the below described lands, or in the tax liens, or in the proceeds thereof, other than a right to a statutory share, respecting special assessments if any, in the event of sale of lands by the County subsequent to foreclosure.
8. The property owner has (12) twelve weeks from the date of first publication of notice and service of this petition to redeem their property by payment of the delinquent taxes for the year stated and prior years, including interest and penalty.
9. That any response to this petition must be served upon the Fond du Lac County Treasurer and filed in the office of the Fond du Lac County Clerk of Courts within 30 days from the final date of redemption.

WHEREFORE, Fond du Lac County petitions for judgment vesting title to each of said parcels of land in said Fond du Lac County in fee simple absolute, as of the date of Entry of Judgment in this action, and barring and foreclosing any and all claims whatsoever of the former owners, and any person claiming through and under them, and all persons, both material and artificial, including the State of Wisconsin, infants or minors, individuals adjudicated incompetent, absentees and nonresidents who may have any right, title, interest, claim, lien or equity or redemption in or to said lands since the date of filing this list of tax liens in the Office of the Clerk of Circuit Court of Fond du Lac County.

Dated: May 5, 2021



Chelsea Belinda Brocker, Assistant
Fond du Lac County Corporation Counsel



Brenda A. Schneider
Fond du Lac County Treasurer

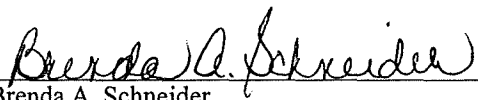
STATE OF WISCONSIN

ss.

COUNTY OF FOND DU LAC

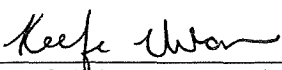
Brenda A. Schneider being first duly sworn on oath says that she is the County Treasurer of Fond du Lac County, Wisconsin, a political subdivision of the State of Wisconsin, and that the following list of tax liens and statements, and data herein contained are true and correct according to the records in the office of this affiant.

Dated: May 5, 2021



Brenda A. Schneider
Fond du Lac County Treasurer

Subscribed and sworn to before me
This 5th day of May, 2021



Keefe Urban, Deputy County Clerk, Fond du Lac County Wisconsin
Term of Office Expires: 1/6/2025

West) 285.00 feet to the point of beginning; thence North 89° 07' East (recorded as West) 385.00 feet; thence South 0° 11' East, 258.61 feet; thence South 59° 01' West, 233.51 feet; thence South 89° 07' West, 170.33 feet; thence North 02° 20' West, 375.79 feet to the point of beginning.

Also, a part of the Northwest ¼ of the Northeast ¼ of Section 29, Township 16 North, Range 18 East, Town of Taycheedah, Fond du Lac County, Wisconsin and more particularly described as follows:

Beginning at the Southwest corner of Lot 5, Certified Survey Map No. 1865 as recorded in Volume 10 of Certified Survey Maps on pages 104 and 104A and running thence South 02° 20' East (recorded as north 01° 27' West) 285.00 feet; thence South 83° 09' West, 495.20 feet; thence North 17° 31' East, 354.07 feet; thence North 89° 04' East along the North line of the Northeast ¼ of said Section 29, a distance of 373.60 feet to the point of beginning.

2016 Real Estate Taxes: \$673.41

2017 Real Estate Taxes: \$647.14

Fox Valley Savings Bank, Fond du Lac WI (Mortgage)

VILLAGE OF CAMPBELLSPORT

51-102 V02-13-18-99-OP-225-00

Owner: Arushupinder Singh Chahal

Lot 5, Block 5, Original Plat of the Village of Campbellsport, Fond du Lac County, Wisconsin.

2014 Real Estate Taxes: \$3,782.43

2015 Real Estate Taxes: \$3,755.78 Specials: \$158.68

2016 Real Estate Taxes: \$3,864.65 Specials: \$319.84

2017 Real Estate Taxes: \$3,881.96 Specials: \$325.38

Collins State Bank, Random Lake WI (Mortgage/Assignment of Leases and Rents)

U.S. Venture, Inc., Appleton WI (Mortgage)

State of Wisconsin, Madison WI (Judgment)

DNR PECFA, Madison WI (Lien)

51-103 V02-13-18-99-OP-230-00

Owner: Arushupinder Singh Chahal

Lot 6, Block 5, Original Plat of the Village of Campbellsport, Fond du Lac County, Wisconsin.

2013 Real Estate Taxes: \$163.27

2014 Real Estate Taxes: \$430.37

2015 Real Estate Taxes: \$426.56

2016 Real Estate Taxes: \$438.33

2017 Real Estate Taxes: \$439.76

Collins State Bank, Random Lake WI (Mortgage/Assignment of Leases and Rents)

U.S. Venture, Inc., Appleton WI (Mortgage)

State of Wisconsin, Madison WI (Judgment)

DNR PECFA, Madison WI (Lien)

VILLAGE OF N FOND DU LAC

51-104 V05-16-17-99-PP-450-00

Owner: Sherry L Lobajeski

Lot 5, Block 3, Plat of Post's Park Addition, Village of North Fond du Lac, Fond du Lac County, Wisconsin.

2017 Real Estate Taxes: \$1,190.16

Midland Funding LLC, San Diego CA (Judgment)

VILLAGE OF OAKFIELD

51-106 V06-14-16-99-OA-040-00

Owner: Daniel C Kaari

Lot 4, Oak Ridge Heights, Village of Oakfield, Fond du Lac County, Wisconsin.

2017 Real Estate Taxes: \$1,519.64

Associated Bank, Stevens Point WI (Mortgage)

Lakeside Neurocare LTD, Oshkosh WI (Judgment)

VILLAGE OF ST CLOUD

50-109 V08-16-19-99-OP-074-00

Owner: Martin J and Morgan J Ringeisen

A part of Lot 2, Block 4, in the Original Plat of the Village of St. Cloud, Fond du Lac County, Wisconsin, described as follows: