

STATE OF WISCONSIN

CIRCUIT COURT

OCONTO COUNTY

WILMINGTON TRUST, NATIONAL  
ASSOCIATION, AS TRUSTEE FOR THE  
BENEFIT OF THE REGISTERED HOLDERS  
OF WELLS FARGO COMMERCIAL  
MORTGAGE TRUST 2016-C32,  
COMMERCIAL MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2016-C32,  
c/o Rialto Capital Advisors, LLC

Case No.: 21-CV-0001  
Foreclosure of Mortgage - 30404

Plaintiff,

v.

TRL KENOSHA, LLC and  
TRL RAPIDS, LLC,

Defendants.

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### NOTICE OF SHERIFF SALE

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By virtue of and pursuant to a Findings of Fact, Conclusions of Law and Judgment of Foreclosure entered by the Oconto County Circuit Court in the above-entitled action on August 23, 2021, in the amount of **\$6,450,571.43**, I will sell at public auction **at the front entrance to the Wood County Courthouse, 400 Market Street, in the City of Wisconsin Rapids**, in said County, State of Wisconsin, on, **December 15, 2021 at 10:00 a.m.**, the following described mortgaged premises, to-wit:

2501 8<sup>th</sup> Street South, Wisconsin Rapids, Wisconsin (Tax Parcel No. 3412623)

That part of Lot One (1) of Wood County Certified Survey Map No. 3148, as recorded in Vol. 11 of Survey Maps at Page 148 as Doc. No. 632639, being part of Lots Six (6) and Seven (7), East Side Annex Assessor's Plat No. 24, in the City of Wisconsin Rapids, Wood County, Wisconsin, described as follows:

Commencing at the Southwest corner of Lot One (1) of Wood County Certified Survey Map No. 3148; thence North 0 deg. 13 min. 20 seconds East, 231.17 feet along the West

line of said Lot 1 for the point of beginning; thence East 9 feet; thence South 32.15 feet parallel to the West line of said Lot 1; thence West 9 feet, more or less to the West line of said Lot 1; thence North 32.15 feet, more or less, along the West line of said Lot 1 to the point of beginning.

AND

That part of Lot One (1) of Wood County Certified Survey Map No. 4237, as recorded in Vol. 15 of Survey Maps at Page 37 as Doc. No. 389033, being part of Lot Six (6), East Side Annex Assessor's Plat No. 24, City of Wisconsin Rapids, Wood County, Wisconsin, EXCEPTING therefrom the following:

Commencing at the Southwest corner of Lot One (1) of Wood County Certified Survey Map No. 3148, as recorded in Vol. 11 of Survey Maps at Page 148; thence North 0 deg. 13 min. 20 seconds East 231.17 feet along the West line of said Lot 1; thence North 2.85 feet, more or less, to the building wall; thence South 89 deg. 44 min. 50 sec. East 9 feet for the point of beginning; thence continuing South 89 deg. 44 min. 50 sec. East 30.97 feet; thence South 0 deg. 13 min. 20 sec. East 2.85 feet; thence North 89 deg. 44 min. 50 sec. West 30.97 feet; thence North 0 deg. 13 min. 20 sec. West 2.85 feet; more or less, to the point of beginning.

TERMS OF SALE:	Cash, Certified Check or Cashier's Check
DOWN PAYMENT:	10% of amount bid and balance within 10 days after confirmation of sale, paid to the Oconto County Clerk of Court

Sheriff shall deduct any Wisconsin real estate transfer tax due from the proceeds of the sale, as required under Wis. Stat. § 846.16.

Dated at Wisconsin Rapids, Wisconsin, this 13 day of September, 2021.



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Quentin Ellis, Chief Deputy  
Wood County Sheriff's Department

LAW FIRM OF CONWAY, OLEJNICZAK & JERRY, S.C.  
231 South Adams Street  
P.O. Box 23200  
Green Bay, WI 54305-3200  
(920) 437-0476  
Plaintiff's Attorneys

(The property stated above is being sold subject to senior mortgages, all outstanding taxes and general or special assessments.)

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