

PNC Bank, National Association

Plaintiff,

vs.

NOTICE OF FORECLOSURE SALE

Case No. 25-CV-000109

Julie A. Verheyden, John Doe Verheyden, County of Door and  
LVNV Funding LLC

Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on November 12, 2025 in the amount of \$38,205.84 the Sheriff will sell the described premises at public auction as follows:

TIME:

March 4, 2026 at 10:00 a.m.

TERMS:

Pursuant to said judgment, 10% of the successful bid must be paid to the sheriff at the sale in cash, cashier's check or certified funds, payable to the clerk of courts (personal checks cannot and will not be accepted). The balance of the successful bid must be paid to the clerk of courts in cash, cashier's check or certified funds no later than ten days after the court's confirmation of the sale or else the 10% down payment is forfeited to the plaintiff. The property is sold 'as is' and subject to all liens and encumbrances.

PLACE:

Door County Justice Center Lobby, 1201 S. Duluth Avenue, Sturgeon Bay, WI 54235

DESCRIPTION:

A tract of land in Government Lot Three (3), Section Twenty-three (23), Township Twenty-nine (29) North, Range Twenty-seven (27) East, Town of Jacksonport, Door County, Wisconsin, and Commencing at the West one-quarter corner of said Section Twenty-three (23), thence South 02°14'48" East along the section line 711.26 feet to the point; thence continue South 02°14'48" East along the section line 136.55 feet, thence North 78°21'00" East 96.00 feet, thence North 06°57'10" West 154.92 feet, thence South 87°41'44" West 82.00 feet to the point of beginning. The Southerly 33 feet of the above described parcel is reserved for road purposes.

PROPERTY ADDRESS:

6161 State Highway 57 Sturgeon Bay, WI 54235-8861

DATED:

December 15, 2025

Gray & Associates, L.L.P.  
Attorneys for Plaintiff  
16345 West Glendale Drive  
New Berlin, WI 53151-2841  
(414) 224-8404

15/  
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Tammy A. Sternard  
Door County Sheriff

Please go to [www.gray-law.com](http://www.gray-law.com) to obtain the bid for this sale.

Gray & Associates, L.L.P. is attempting to collect a debt and any information obtained will be used for that purpose. If you have previously received a discharge in a chapter 7 bankruptcy case, this communication should not be construed as an attempt to hold you personally liable for the debt.