



**Spencer Coggs**  
City Treasurer

**James F. Klajbor**  
Deputy City Treasurer


**Margarita M. Gutierrez**  
Special Deputy City Treasurer

**Robyn L. Malone**  
Special Deputy City Treasurer

**OFFICE OF THE CITY TREASURER**  
**Milwaukee, Wisconsin**

July 30, 2020

To: Milwaukee Common Council  
City Hall, Room 205

From:  Erika Martinez  
Tax Collection and Enforcement Coordinator

Re: Request for Vacation of Inrem Judgment  
Tax Key No.: 1710405000  
Address: 5709 N 39TH ST  
Owner Name: TALISNA BENTLEY  
Applicant/Requester: FAIR DEAL HOME BUYERS LLC  
2020-1 Inrem File  
Parcel: 20  
Delinquent Tax Years: 2016-2019  
Case: 2020-CV-001982

Attached is a completed application for Vacation of Inrem Judgment and documentation of payment of costs.

The City of Milwaukee acquired this property on 7/15/2020.

JFK/em





# OFFICE OF THE CITY TREASURER

CITY HALL - ROOM 103 • 200 EAST WELLS STREET • MILWAUKEE, WISCONSIN 53202  
TELEPHONE: (414) 286-2260 • FAX: (414) 286-3186 • TDD: (414) 286-2025

## INTERESTED PARTY'S REQUEST TO VACATE AN IN REM TAX FORECLOSURE JUDGMENT

### FOLLOW THE INSTRUCTIONS LISTED BELOW:

1. Type or print firmly with a black ball point pen.
2. Use separate form for each property.
3. Refer to the copy of the attached ordinance for guidelines and eligibility. No written request to proceed under the ordinance may be submitted for consideration to the Common Council where more than 90 days has elapsed from the date of entry of the in rem tax foreclosure judgment to the date of receipt of the request by the City Clerk.
4. **Administrative costs totaling \$1,370 must be paid by Cashier's Check or cash to the Office of the City Treasurer prior to acceptance of this application.**
5. Complete, sign, and date the application, providing the required supporting documentation.
6. Forward completed application to the City Treasurer, 200 East Wells Street, Room 103, Milwaukee, WI 53202

### APPLICANT INFORMATION:

A. PROPERTY ADDRESS: 5709 N 39th St., Milwaukee, WI 53209

TAX KEY NUMBER: 1710405000

NAME OF FORMER OWNER: Joshua Jackson / Talisha Bentley

NAME OF APPLICANT: Fair Deal Home Buyers LLC

MAILING ADDRESS: 342 N Water St., Suite 600,  
Milwaukee, WI 53202 (414) 246-8977  
 CITY STATE ZIP CODE TELEPHONE NUMBER

B. LIST ALL OTHER REAL PROPERTY IN THE CITY OF MILWAUKEE IN WHICH THE FORMER OWNER HAS AN OWNERSHIP INTEREST (If not applicable, write NONE.):

NONE  
 ADDRESS ZIP CODE

NONE  
 ADDRESS ZIP CODE

NONE  
 ADDRESS ZIP CODE

NONE  
 ADDRESS ZIP CODE

(Use reverse side, if additional space is needed.)

C. HAS WRITTEN CONSENT BEEN GIVEN TO THE APPLICANT BY THE FORMER OWNER TO REQUEST VACATION OF THE CITY'S IN REM TAX FORECLOSURE JUDGMENT?

YES  Attach documentation. Go to Section G.

NO  You must complete Sections D, E, and F.

**D. WHAT EFFORTS WERE UNDERTAKEN BY THE APPLICANT TO SECURE THE WRITTEN CONSENT OF THE FORMER OWNER TO APPLY FOR THE VACATION OF THE CITY'S IN REM TAX FORECLOSURE JUDGMENT?**

**We signed with the previous owner of the property on a purchase agreement on the 29th of June prior to the foreclosure. The amount on the agreement will exceed the taxes owed as well as fees and will help the previous seller move forward and stabilize her living arrangements for herself and her children.**

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**E. WHY WAS THE APPLICANT UNABLE TO SECURE THE REQUIRED WRITTEN CONSENT OF THE FORMER OWNER PRIOR TO APPLYING FOR THE VACATION OF THE CITY'S IN REM TAX FORECLOSURE JUDGMENT?**

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**F. WHY IS IT IN THE BEST INTEREST OF THE CITY TO WAIVE THE REQUIREMENT THAT THE WRITTEN CONSENT OF THE FORMER OWNER BE ACQUIRED BY THE APPLICANT IN ORDER TO APPLY FOR THE VACATION OF THE CITY'S IN REM TAX FORECLOSURE JUDGMENT? IN RESPONDING TO THIS QUESTION, PLEASE EXPLAIN YOUR PLANS FOR THE PROPERTY, INCLUDING YOUR PLANS FOR ITS MAINTENANCE, REUSE, OR DISPOSITION.**

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G. IS THE PROPERTY LISTED IN SECTION "A" CURRENTLY VACANT? YES  NO

H. HAVE MONIES FOR ADMINISTRATIVE COSTS BEEN DEPOSITED WITH THE CITY TREASURER'S OFFICE? (Documentation must be attached.)  
YES  NO

I. IS THE APPLICATION COMPLETE AND HAS THE REQUIRED SUPPORTING DOCUMENTATION BEEN PROVIDED?  
YES  NO

Applicant warrants and represents that all of the information provided herein is true and correct and agrees that if title to the property is restored to the former owner, applicant will indemnify and hold the City harmless from and against any cost or expense, which may be asserted against the City as a result of its being in the chain of title to the property. Applicant understands that if this request is withdrawn or denied the City shall retain all of the administrative costs applicant paid. There are no refunds.



APPLICANT'S SIGNATURE: \_\_\_\_\_

DATE: 7/28/20

APPLICANT'S NAME: Fair Deal Home Buyers LLC *Amir Oes*

APPLICANT'S TITLE:  member

Office of the City Treasurer - Milwaukee, Wisconsin  
Administration Division  
Cash Deposit of Delinquent Tax Collection

| <u>Cashier Category</u> | <u>Cashier Payclass</u> |                           | <u>Dollar Amount</u> |
|-------------------------|-------------------------|---------------------------|----------------------|
| 1910                    |                         | Delinquent Tax Collection |                      |
|                         | 1911                    | City Treasurer Costs      | 220.00               |
|                         | 1912                    | DCD Costs                 | 450.00               |
|                         | 1913                    | City Clerk Costs          | 200.00               |
|                         | 1914                    | City Attorney Costs       | 500.00               |
|                         |                         | Grand Total               | <b>1,370.00</b>      |

Date 7/30/2020

**Comments for Treasurer's Use Only**

Administrative Costs - Request for Vacation of Judgment

File Number: 2020 - 1

WholeTaxkey: 171-0405-000-

Property Address: 5709 N 39TH ST

Owner Name TALISNA BENTLEY

Applicant: FAIR DEAL HOME BUYERS LLC

Parcel No. 20

CaseNumber: 2020-CV-001982