



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

December 11, 2023

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.: 2870745000
Address: 3174 N 38TH ST
Owner Name: DAISY WILLIS
Applicant/Requester: DAISY WILLIS
C/O THERESA GAZDIK - HEIR
2023-1 Inrem File
Parcel: 107
Delinquent Tax Years: 2020-2023
Case: 23-CV-001884

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

The City of Milwaukee acquired this property on 9/14/2023.

JFK/em





OFFICE OF THE CITY TREASURER
TAX ENFORCEMENT DIVISION

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
IN REM TAX FORECLOSURE JUDGMENT

FOLLOW THE INSTRUCTIONS LISTED BELOW:

- 1. Type or print firmly with a black ballpoint pen.
2. Use separate form for each property.
3. Refer to the copy of the attached ordinance for guidelines and eligibility.
4. Administrative costs totaling \$1,670 must be paid by Cashier's Check or cash to the City Treasurer prior to acceptance of this application.
5. Complete boxes A, B, C, and D, sign, and date the application.
6. Forward completed application to the City Treasurer, 200 East Wells Street, Room 103, Milwaukee, WI 53202

APPLICANT INFORMATION:

A. PROPERTY ADDRESS: 3174 N. 38th St Milwaukee, WI 53216
TAX KEY NUMBER: 2280156000 2870745000
NAME OF APPLICANT: Theresa Gardik
MAILING ADDRESS: 1740 N. Martin Luther King Dr
MILWAUKEE WI 53212 414-807-7643
CITY STATE ZIP CODE TELEPHONE NUMBER
EMAIL ADDRESS: Theresa@VoluptuousSecrets.com

B. LIST ALL OTHER REAL PROPERTY IN THE CITY OF MILWAUKEE IN WHICH THE FORMER OWNER HAD AN OWNERSHIP INTEREST (If not applicable, write NONE.):
4526 N. 48th St Milwaukee, WI 53218
ADDRESS ZIP CODE
3257-A Milwaukee, WI 53208
ADDRESS ZIP CODE
ADDRESS ZIP CODE
ADDRESS ZIP CODE
(Use reverse side, if additional space is needed.)

C. IS THE PROPERTY LISTED IN SECTION "A" CURRENTLY VACANT? YES [] NO [X]

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

E. DATE OF FORMER OWNER'S DEATH: May 12, 2023

IS THERE A RELEVANT WRITTEN WILL, TRUST, LIVING WILL, DURABLE POWER OF ATTORNEY, OR SIMILAR DOCUMENT?

YES *Attach documentation.*

NO

IS THERE A RELEVANT DECISION OR JUDGMENT OF A PROBATE COURT?

YES *Attach documentation.*

NO

APPLICANT'S RELATIONSHIP TO FORMER OWNER: DAUGHTER

Attach documentation.

F. 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: Theresa Gazdik DATE: 12/11/23

APPLICANT'S NAME: THERESA GAZDIK

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	550.00
	1913 City Clerk Costs	200.00
	1914 City Attorney Costs	500.00
	1916 DNS Costs	200.00
	Grand Total	1,670.00

Date 12/11/2023

Comments for Treasurer's Use Only

Administrative Costs - Request for Vacation of Judgment

File Number: 2023 - 1

WholeTaxkey: 287-0745-000-

Property Address: 3174 N 38TH ST

Owner Name DAISY WILLIS

Applicant: DAISY WILLIS C/O THERESA GAZDIK - HEIR

Parcel No. 107

CaseNumber: 23-CV-001884

Last Will and Testament

of

Daisy Willis

I, Daisy Willis, a resident of 4526 N. 48th Street, City of Milwaukee, Milwaukee County, Wisconsin, hereby revoke any prior will and/or codicil, and do declare this to be my Last Will and Testament.

Article I

I direct the Personal Representative of my estate:

A. To pay as an expense of administration, as may be required, all inheritance and estate taxes, including interest and penalties, levied by reason of my death, whether or not such amounts were occasioned by transfer of property under this will. I further direct that it is my intent that, to the extent possible, any specific bequests or devised under this will shall pass free and clear of any estate or inheritance taxes, and that all such taxes shall be paid out of the residue of my estate.

B. To pay all allowable claims and expenses of administration including the expenses of my last illness and funeral; and, if not otherwise provided for, to provide for the expenses of burial, lot, monument and perpetual care.

Article II

A. I hereby nominate and appoint, the following person as Personal Representative:

First: Dorchristalon Willis, my daughter
Second: Theresa Gasik, my daughter

I hereby order my Personal Representative to give effect to a signed list of instructions which I may leave with the original or a copy of this Will respecting the distribution of various items of personal property. Specifically, I direct my Personal

D. W.

Representative to make such gifts with the same force and effect as if such instructions were set forth in this Will; however, I direct that any beneficiary named in such list who is not otherwise a beneficiary of this Will shall not be deemed a party in interest in my estate for any purpose whatsoever.

I hereby further order and direct that no bond be required of anyone herein specifically nominated as Personal Representative.

Article IV

Below is a listing of the real properties within my estate, along with any personal property located in said real properties, and to whom I wish the properties to be transferred to:

· 3174 N. 38th Street, Milwaukee, WI 53216, together with any personal property therein, which I leave to Patricia Willis and Theresa Gasik.

· 3257 N. 24th Place, Milwaukee, WI 53216, together with any personal property therein, which I leave to Dorchristalon Willis, my granddaughter.

· 4526 N. 48th Street, Milwaukee, WI 53216, together with any personal property therein, which I leave to Dorchristalon Willis, my daughter.

If there is any remainder of my estate or residue, Patricia Willis, Theresa Gasik, Dorchristalon Willis (daughter) and Dorchristalon Willis (granddaughter) shall divide said remainder or residue equally.

Article V

Whenever, under any of the foregoing provisions of this Will, my Personal Representative or my Trustees would be authorized or required to distribute any amount, whether of income or of principal, to a minor, I authorize my Personal Representative or my Trustees, as the case may be, notwithstanding such provisions, to retain (or, in the case of my personal representative, to transfer to my Trustees to retain) all or any part of such amount as a separate fund in trust for the primary benefit of such minor. My Personal Representative or my Trustees shall invest and reinvest any fund so retained, add to such fund any net income therefrom, and pay to such minor so much of such fund as my

D. W.

Personal Representative or my Trustees shall from time to time deem appropriate for the maintenance and education of such minor. When such minor shall attain the age of majority, such fund shall be distributed to him. If he shall die before attaining that age, such fund shall thereupon be distributed to his estate.

Article VI - Fiduciary

Where more than one person is nominated for any capacity in Article II, the persons nominated shall serve jointly. In the event of the death, resignation, or inability of either of the nominated persons to act, the remaining person shall act as sole appointee. Notwithstanding the joint nature of such appointments, the single signature of either joint fiduciary shall be sufficient for the usual and customary duties, including deposit and checking account transactions.

My Personal Representative, in addition to any inherent or statutory powers granted to personal representatives, shall without Court order or notice to any party have the following powers with respect to my estate and any trust under this Will:

- A. To retain, invest and reinvest in assets of any kind;
- B. To make loans from the corpus of any trust to the beneficiary of that trust;
- C. To invest demand deposit accounts;
- D. To purchase appropriate insurance;
- E. To lend or borrow money;
- F. To pay, settle or abandon claims;
- G. To execute and give proxies;
- H. To continue or liquidate any business interest of mine;
- I. To manage or hold real estate;
- J. To hold assets in the name of a nominee;

- K. To make distributions in cash, in-kind, or partly in each;
- L. To make distributions pro rata or otherwise;
- M. To allocate receipts and disbursements between income and principal when no provision is made or allocation;
- N. To receive reasonable compensation for services provided;
- O. To employ accountants, legal counsel or other agents, and to pay them reasonable compensation from the assets held;
- P. To distribute such net trust assets to the current income beneficiaries in the same proportion as their income interests bear to one another;
- Q. To resign upon giving written notice to all competent income beneficiaries together with a final account, in which case a majority of such persons shall select a successor fiduciary;
- R. To perform any and all acts that they might do as the absolute owner of such assets without liability for loss or damage resulting from actions taken or decisions made in faith.

Article VII

In the event that any person who is to take a distribution or receive a devise under this Will fails to survive me by thirty (30) days, then for purposes of this Will such person shall be deemed to have predeceased me, and not to have survived me. In the event that any person who would otherwise take under this Will dies as a result of a common occurrence which causes my own death, or dies as a result of circumstances wherein it is impossible to determine if such person survived me, then for purposes of this Will such person shall be deemed to have predeceased me.

Article VIII

I reserve the right to revoke or amend this Will at any time. I further declare that I have executed only the original of this instrument, and that the destruction or disappearance of any copy shall not be construed as a revocation of this, the original of my Last Will and Testament.

IN WITNESS WHEREOF, I have hereunto set my hand and seal to this my Last Will and testament, which is written without any interlineations on six (6) sheets of paper, to each of which I have subscribed my name, all done at Milwaukee, in Milwaukee County, Wisconsin, this 19 day of ~~February~~ ^{March}, 2018.

Daisy Willis
Daisy Willis

[Signature]
Witness
Danielle A Weber
Witness

State of Wisconsin)
County of Milwaukee)

~~February~~ ^{March} I, Daisy Willis, the testator, sign my name to this instrument this 19 day of ~~February~~, 2018, and being first duly sworn, declare to the undersigned authority all of the following:

1. I execute this instrument as my will.
2. I sign this will willingly, or willingly direct another to sign for me.
3. I execute this will as my free and voluntary act for the purposes expressed therein.
4. I am 18 years of age or older, of sound mind and under no constraint or undue influence.

Daisy Willis
Testator: Daisy Willis

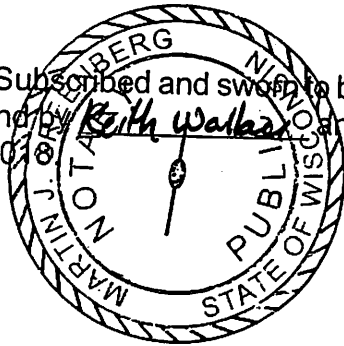
We, Keith Wallace, Danelle Weitz, the witnesses, being first duly sworn, sign our names to this instrument and declare to the undersigned authority all of the following:

1. The testator executes this instrument as his or her will.
2. The testator signs it willingly, or willingly directs another to sign for him or her.
3. Each of us, in the conscious presence of the testator, signs this will as a witness.
4. To the best of our knowledge, the testator is 18 years of age or older, of sound mind and under no constraint or undue influence.

[Signature]
Witness

Danelle A Weitz
Witness

Subscribed and sworn to before me, a Notary Public, by Daisy Willis,
the testator, and by Keith Wallace and Danelle Weitz, witnesses, this 17 day
of February, 2018
March



[Signature]
Notary Public
My commission expires [Signature]

(Notary Seal)