

STATE OF IOWA
MARSHALL COUNTY

NOTICE OF SHERIFF'S LEVY AND SALE

Iowa District Court
COURT CASE #EQCI1162802641
MARSHALL COUNTY

PLAINTIFF
HOME FEDERAL SAVINGS BANK

VS

DEFENDANT (Judgment Debtor)
ALL KNOWN AND UNKNOWN CLAIMANTS AND ALL PERSONS
KNOWN AND UNKNOWN CLAIMING ANY RIGHT, TITLE OR

- Special Execution
 General Execution
 Other

As a result of the judgment rendered in the above referenced court case, an execution was issued by the court to the Sheriff of this county. The execution ordered the sale of defendant(s) Real Estate to satisfy this judgment. The property to be sold is described below:

THE WEST 250 FEET OF THE SOUTH 165 FEET OF THE NORTH 330 FEET OF LOT 1 OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 83 NORTH, RANGE 18 WEST OF THE 5TH P.M., MARSHALL COUNTY, IOWA, SUBJECT TO RESTRICTIONS APPEARING IN A DEED RECORDED IN THE OFFICE OF THE MARSHALL COUNTY RECORDER AT PAGE 521 OF BOOK B-8, MARSHALL COUNTY, IOWA, AND BEGINNING 330 FEET SOUTH OF THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 83 NORTH, RANGE 18 WEST OF THE 5TH P.M., THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 250 FEET, THENCE NORTHERLY PARALLEL TO THE WEST LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 165 FEET, THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 274.05 FEET THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 329.86 FEET, THENCE WESTERLY ALONG THE SOUTH LINE OF LOT 1 OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 524.05 FEET, THENCE NORTHERLY ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 161.29 FEET OT THE POINT OF BEGINNING; ALL BEING IN SECTION 26, TOWNSHIP 83 NORTH, RANGE 18 WEST OF THE 5TH P.M., MARSHALL COUNTY, IOWA

BUYER BEWARE

2648 REED AVE, MARSHALLTOWN, IA 50158

The described property will be offered for sale at public auction for cash only as follows:

Date of Sale	Time of Sale	Place of Sale
05/16/23	10:00	Marshall Co. Sheriff's Office, 2369 Jessup Ave, Marshalltown, IA

Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed ½ Acre if within a city or town plat, or, if rural, must not exceed 40 Acres), defendant must file a homestead plat with the Sheriff within ten (10) days after service of this notice, or the Sheriff will have it platted and charge the costs to this case.

Redemption: After sale of real estate, defendant may redeem the property with 120 Days

This sale not subject to redemption.

Property exemption: Certain money or property may be exempt. Contact your attorney promptly to review specific provisions of the law and file appropriate notice, if acceptable.

Judgment Amount \$164439.59	Costs \$26177.86	Accruing Costs \$2700.00	Interest 02/06/23 to 05/16/23 at 5.8750% \$2646.80	Attorney PETOSA, PETOSA, PETOSA & NERVIG
Date 3/30/23	Sheriff Joel Phillips Marshall County, Iowa		Deputy	