

STATE OF IOWA

MARSHALL COUNTY

NOTICE OF SHERIFF'S LEVY AND SALE

Iowa District Court
COURT CASE #EQC1166802641
MARSHALL COUNTY

PLAINTIFF

US BANK TRUST COMPANY, NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE

VS

DEFENDANT (Judgment Debtor)

JEANETTE KAY PERDUE, PARTIES IN POSSESSION, STATE OF IOWA, IOWA DEPARTMENT OF REVENUE AND FINANCE

- 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:

LOTS 15 AND 16, BLOCK 8, SUNRISE ADDITION TO MARSHALL, MARSHALL COUNTY, IOWA, ACCORDING TO THE RECORDED PLAT THEREOF

BUYER BEWARE

712 LEE ST, MARSHALLTOWN, IA 50158

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

Date of Sale 12/12/23	Time of Sale 10:00	Place of Sale Marshall Co. Sheriff's Office, 2369 Jessup Ave, Marshalltown, IA		
<input checked="" type="checkbox"/> 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.				
<input type="checkbox"/> Redemption: After sale of real estate, defendant may redeem the property with				
<input checked="" type="checkbox"/> This sale not subject to redemption.				
<input checked="" type="checkbox"/> 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 \$48197.83	Costs \$11443.45	Accruing Costs \$4100.00	Interest 06/23/23 to 12/12/23 at 10.7100% \$2446.64	Attorney PETOSA LAW LLP
Date 11/1/23	Sheriff Joel Phillips Marshall County, Iowa		Deputy	