

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT
COURT CASE # EQCV025431
FREMONT COUNTY

MIDFIRST BANK, PLAINTIFF

VS.

KURTIS L. HILES AKA KURT L. HILES, MEGAN ANNA NEIHART FKA MEGAN A. HILES AND PORTFOLIO RECOVERY ASSOCIATES, LLC, DEFENDANTS

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 the judgment. The property to be sold is described below:

Lots 81, 82 and 83 in the City of Farragut, Fremont County, Iowa, according to the recorded plat thereof

(PROPERTY ADDRESS: 108 Wilkes Street Farragut, Iowa 51639)

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

DATE OF SALE: August 18, 2020 TIME OF SALE: 10:00 a.m.
PLACE OF SALE: Fremont Co. Sheriff's Office, 2814 200th St., Sidney, Iowa

Homestead: Defendant is advised that if the described real estate includes the homestead (which 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 the sale of real estate, defendant may redeem the property within _____.

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	\$	69,311.15	Interest	\$	4,588.74
Incurred Insurance	\$	1,998.07	Attorney Fees	\$	1,850.00
Incurred Fees	\$	1,463.34	Incurred Taxes	\$	893.00
Service Cost	\$	540.00	Abstract Cost	\$	420.00
Filing Cost Petition	\$	235.00	Late Charges	\$	58.09
Filing Cost Praecipe	\$	100.00	Sale Cancellation Cost	\$	204.41
Certified Mail	\$	17.25			
Together with the original and accrued costs of suit					

ATTORNEY: BENJAMIN W HOPKINS
515-222-9400

KEVIN AISTROPE, FREMONT COUNTY SHERIFF