

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA  
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT  
COURT CASE #EQCV024947  
FREMONT COUNTY

U.S. BANK NATIONAL ASSOCIATION, AS SUCCESSOR BY MERGER OF U.S. BANK NATIONAL ASSOCIATION ND,  
PLAINTIFF

VS.

RANDOLPH E. HUEBNER a/k/a RANDOLPH HUEBNER; REBECCA R. HUEBNER a/k/a REBECCA HUEBNER; BANK OF  
AMERICA NA USA; AND PARTIES IN POSSESSION, 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:

**A part of Lot 2, in Block 9 in the Town of Tabor, Fremont County, Iowa, more particularly described as follows:  
Commencing at the N.E. corner of said Lot 2, exclusive of Street, thence running West 100 feet, thence South 66 feet, thence East 100 feet, thence North 66 feet to the place of beginning.**

**(PROPERTY ADDRESS: 502 Elm Street Tabor, Iowa)**

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

**DATE OF SALE: February 18, 2015 TIME OF SALE: 10:30 a.m.**  
**PLACE OF SALE: Fremont Co. Sheriff's Office, 701 Cass 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.

<b>Principal, Interest, Late Charges &amp; Fees Through 05-01-2014</b>	<b>\$</b>	<b>39,999.36</b>
<b>Interest after 05-01-2014 to sale date</b>	<b>\$</b>	<b>1,793.16</b>
<b>Abstracting Costs</b>	<b>\$</b>	<b>250.00</b>
<b>Court Costs</b>	<b>\$</b>	<b>235.00</b>
<b>Together With the Original and Accrued Costs of Suit</b>		

**ATTORNEY: THOMAS H. BURKE**  
**515-288-6041**

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KEVIN AISTROPE, FREMONT COUNTY SHERIFF