

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT
COURT CASE # EQCV025436
FREMONT COUNTY

UNITED STATES OF AMERICA ACTING THROUGH RURAL HOUSING SERVICE, UNITED STATES DEPARTMENT OF AGRICULTURE, PLAINTIFF

VS.

REGINA LYNN KELSAY, F/K/A REGINA LYNN JORDAN, SPOUSE OF REGINA LYNN KELSAY 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:

Lot Four (4) in Block "S", together with the vacated alley adjoining said Lot 4, in the City of Sidney, Fremont County, Iowa, according to the Survey recorded in Book 9, Page 77 in the Fremont County Recorder's Office

(PROPERTY ADDRESS: 608 Nebraska Street Sidney, Iowa)

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

DATE OF SALE: September 3, 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	\$	58,425.62	Interest	\$	20,459.41
Payment Assistance	\$	55,037.17	Fees Currently Assessed	\$	2,711.25
Attorney Fees	\$	2,300.00	Abstracting Costs	\$	345.00
Filing Cost Petition	\$	235.00	Publication Cost	\$	146.98
Late Charges	\$	142.42	Payoff Funds	\$	88.36
Service Cost	\$	61.00	Filing Cost Praecepte	\$	50.00
Together with the original and accrued costs of suit					

ATTORNEY: MITCHELL L. TAYLOR
319-752-4537

KEVIN AISTROPE, FREMONT COUNTY SHERIFF