

Notice of Sheriff's Levy and Sale

HARDIN COUNTY SHERIFFS OFFICE • 1116 - 14TH AVE., ELDORA, IA 50627 • (641) 939-8191

IN THE IOWA DISTRICT COURT FOR HARDIN COUNTY

STATE OF IOWA)
) SS
COUNTY OF HARDIN)

Docket No. (Sale No.)
Court No.

SPECIAL EXECUTION

THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A., F/K/A BANK ONE, NATIONAL ASSOCIATION AS TRUSTEE FOR CENTEX HOME EQUITY LOAN TRUST 2001-B

vs.
ALL OF THE UNKNOWN CLAIMANTS, INCLUDING BUT NOT LIMITED TO ALL OF THE UNKNOWN HEIRS, SPOUSES, ASSIGNEES, GRANTEES, LEGATESS, DEVISEES AND BENEFICIARIES OF MARY E. GALE, DECEASED and BRENDA DOWNS AND STATE OF IOWA, IOWA DEPARTMENT OF REVENUE AND FINANCE

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) rights, title, and interest in Real Estate Property to satisfy the judgment. The property to be sold is:

LOTS THREE (3) AND FOUR (4), BLOCK SIXTEEN (16), BENSON'S ADDITION TO UNION, HARDIN COUNTY, IOWA

Street Address

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
05/21/2024	11:00 AM	Lobby of the Hardin County Law Enforcement Center 1116 14th Avenue Eldora, IA 50627

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 applicable.

Judgment Amt	Costs	Accruing Costs	Interest	Attorney
\$17,974.16	\$255.00	\$10,931.81	15.25% of \$13,564.06 from 02/29/2024 = \$464.71 AND 15.25% of \$13,564.06 from 02/29/2024 = \$464.71	PETOSA LAW LLP (515) 222-9400

Date	Sheriff	Deputy
04-09-24	David L. McDaniel	James A. Holmes