

Notice of Sheriff's Levy and Sale

IOWA COUNTY SHERIFFS OFFICE • 960 FRANKLYN AVENUE, MARENGO, IA 52301 • (319) 642-3496

IN THE IOWA DISTRICT COURT FOR IOWA COUNTY

STATE OF IOWA)
) SS
 IOWA COUNTY)

Docket No. (Sale No.) 24-00010(1)
 Court No. EQCV024967

NOTICE OF LEVY

PLAINTIFF : WELLS FARGO USA HOLDINGS, INC.,

vs.

DEFENDANT : PATRICIA ANN WILLE, DISCOVER BANK, AND PARTIES IN POSSESSION - IN REM

As a result of the judgement 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:

LOT ONE (1) CONTAINING ONE (1) ACRE IN KOESTER'S SUBDIVISION (AKA HENRY KOESTER'S ADDITION TO CONROY) OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (SE ¼ NW ¼) OF SECTION TWENTY-TWO (22), TOWNSHIP EIGHTY (80) NORTH, RANGE TEN (10) WEST OF THE 5TH P.M.

Street Address LOCALLY KNOWN AS 727 7TH AVE., CONROY, IA 52220

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
03/26/2024	10:00 AM	COURTHOUSE, MARENGO, IOWA

Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed 1/2 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.

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
\$38,238.03	\$315.00	PLUS	9.63% of \$33,259.60 from 11/17/2023 = \$1,140.76	THE SAYER LAW GROUP, PC (319) 234-2530

Date	Sheriff	Deputy
01/18/2024	ROBERT A ROTTER	DOUG VANBENNEKOM BY JESSICA J. STOHLMANN