

# 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 )

IOWA COUNTY )

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Docket No. (Sale No.) 26-00015(1)

Court No. EQCV025248

### NOTICE OF LEVY

PLAINTIFF : FREEDOM MORTGAGE CORPORATION

vs.

DEFENDANT : ANDREA MARIE OSBORN, FKA ANDREA M. RETHMAN, UNITED STATES OF AMERICA ACTING THROUGH RURAL HOUSING SERVICE, UNITED STATES DEPARTMENT OF AGRICULTURE, FREEDOM MORTGAGE CORPORATION, LYDIA LIPPOLD 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 EIGHT (8) OF BLOCK TWELVE (12) OF THE ORIGINAL TOWN, NOW CITY OF MARENGO, IOWA COUNTY, IOWA

Street Address LOCALLY KNOWN AS 499 E WASHINGTON ST., MARENGO, IOWA 52301

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
05/06/2026	09:00 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.

Redemption: After the sale of real estate, defendant may redeem the property within ONE YEAR

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
\$135,116.72		PLUS	6.65% of \$87,476.53 from 01/08/2026 = \$1,880.63	PETOSA LAW LLP (515) 222-9400

  

Date	Sheriff	Deputy
03/06/2026	ROBERT A ROTTER	JUSTIN PARSONS BY JESSICA J. STOHLMANN