

NOTICE OF SHERIFF'S LEVY AND SALE

IN THE IOWA DISTRICT COURT FOR WAPELLO COUNTY

COURT CASE #EQEQ109605
WAPELLO COUNTY

- Special Execution
- General Execution
- Other

CITIFINANCIAL SERVICING LLC

Plaintiff(s)

VS.

CATHERINE L. SLACK; RONALD SLACK; PARTIES IN POSSESSION AND MIDLAND FUNDING LLC

Defendant(s)

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 the defendant(s)

- Real Estate
- Personal Property
- Described Below
- On Attached Sheet

to satisfy the judgment. The property to be sold is

JUDGMENT IN REM

THE FOLLOWING DESCRIBED REAL ESTATE IN WAPELLO COUNTY, IOWA; BLOCK 17, TOWN OF EDDYVILLE: ALL OF LOT NUMBER 6 EXCEPT: COMMENCING AT THE NORThERLY MOST CORNER OF SAID LOT 6; THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LOT LINE OF SAID LOT 6 A DISTANCE OF 26 FEET; THENCE SOUTHWESTERLY PARALLEL TO THE NORTHWESTERLY BOUNDARY OF SAID LOT 6 A DISTANCE OF 47 FEET; THENCE NORTHWESTERLY PARALLEL TO THE NORTHEASTERLY BOUNDARY OF SAID LOT 6 A DISTANCE OF 26 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 6; THENCE NORTHEASTERLY 47 FEET TO THE PLACE OF BEGINNING, AND EXCEPT: THAT PART OF LOT 6 IN BLOCK 17 IN THE TOWN OF EDDYVILLE, ACCORDING TO THE RECORDED PLAT THEREOF, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE WESTERN MOST CORNER OF SAID LOT; THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF THIRD STREET 34 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 66 FEET; THENCE NORTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 34 FEET; TO A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 6; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE 66 FEET TO THE POINT OF BEGINNING.

ALSO, A STRIP OF LAND DESCRIBED AS A PART OF LOTS NUMBER 7 AND 8 MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NORThERLY MOST CORNER OF SAID LOT 7; THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF SAID LOT 7 A DISTANCE OF 46 FEET; THENCE SOUTHWESTERLY PARALLEL TO THE NORTHWESTERLY BOUNDARY OF SAID LOT 7 AND 8 A DISTANCE OF 132 FEET TO THE SOUTHWESTERLY BOUNDARY OF SAID LOT 8; THENCE NORTHWESTERLY A DISTANCE OF 46 FEET ALONG THE SOUTHWESTERLY BOUNDARY OF SAID LOT 8; THENCE NORTHEASTERLY A DISTANCE OF 132 FEET TO THE PLACE OF BEGINNING.

BY FEE SIMPLE DEED FROM MARCIA AALSBERG, SINGLE AS SET FORTH IN BOOK 496, PAGE 261 DATED 04/27/1995 AND RECORDED 06/26/1995 WAPELLO COUNTY RECORDS, STATE OF IOWA

Local Address: 105 S. 3RD STREET, EDDYVILLE

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

Date of Sale: 03/04/2015 Time of Sale: 10:30 A.M. Place of Sale: 330 W. 2nd Street
Ottumwa, IA-Law Enforcement Ctr.

Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed ½ 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 sale of real estate, the defendant may redeem the property within _____

This is not subject to redemption.

Property exemption: Certain money or property may be exempt. Contact your property attorney to review specific provisions of the law and file appropriate notice, if applicable.

Judgment Amount \$14,258.21 Costs \$3,657.80 Accruing Costs Pending Interest \$2,026.39
% from 9.66% 09/13/2013 Attorney: HALLEY RYHERD

Date: 01/15/2015

Mark H. Miller, Sheriff
Wapello County, Iowa

Donald Phillips, Chief Deputy Sheriff
Wapello County, Iowa