

NOTICE OF SHERIFF'S LEVY AND SALE

IN THE IOWA DISTRICT COURT FOR WAPELLO COUNTY

COURT CASE #EQEQ109632
WAPELLO COUNTY

- Special Execution
 General Execution
 Other

BAYVIEW LOAN SERVICING, LLC

Plaintiff(s)

VS.

CAROLYN A. BESCO; MIDLAND FUNDING LLC; PHOENIX RECOVERY GROUP, INC.; SPOUSE OF CAROLYN A. BESCO IF ANY

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

A part of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section Five (5), Township Seventy-two (72) North, Range Thirteen (13) West of the 5th P.M., in Wapello County, Iowa, described as follows: Beginning at the Northwest Corner of said Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section Five (5), thence South along the West line of said Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4), 374.25 feet to the place of beginning of the tract herein, thence East 250 feet; thence South 0° 25" West 174.25 feet; thence West 250 feet to the West line of said Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4); thence North 0° 25" East along West line, 174.25 feet to the place of beginning.

Local Address: 12609 120TH AVE., OTTUMWA

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

Date of Sale: 05/13/2015 Time of Sale: 10:00 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 \$92,584.71 Costs \$8,954.42 Accruing Costs Pending Interest \$3,408.51
% from 6.25% 10/10/2014 Attorney: BENJAMIN W. HOPKINS

Date: 03/18/2015

Mark H. Miller, Sheriff
Wapello County, Iowa

Donald Phillips, Chief Deputy Sheriff
Wapello County, Iowa