

NOTICE OF SHERIFF'S LEVY AND SALE

IN THE IOWA DISTRICT COURT FOR WAPELLO COUNTY

COURT CASE #EQEQ111207  
WAPELLO COUNTY

- Special Execution
- General Execution
- Other

SPECIALIZED LOAN SERVICING, LLC

Plaintiff(s)

VS.

DEENA EPPERSON AND SPOUSE OF DEENA EPPERSON A/K/A WILLIAM ARNDT; STATE OF IOWA; ALL KNOWN AND UNKNOWN CLAIMANTS AND ALL PERSONS KNOWN OR UNKNOWN CLAIMING ANY RIGHT, TITLE OR INTEREST AND ALL OF THEIR HEIRS, SPOUSES, ASSIGNS, GRANTEEES, LEGATEES, DEVISEES AND ALL BENEFICIARIES OF EACH AND ALL OF THE ABOVE-NAMED DEFENDANTS, INCLUDING BUT NOT LIMITED TO ALL CREDITORS, HEIRS, SPOUSES, ASSIGNS, GRANTEEES, LEGATEES, AND DEVISEES OF CHARLES EPPERSON

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

LOT THIRTY (30) IN C.E. NORTON'S ADDITION TO THE CITY OF OTTUMWA, WAPELLO COUNTY, IOWA

Local Address: 228 S. DAVIS STREET, OTTUMWA

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

Date of Sale: 03/27/2019      Time of Sale: 10:00 A.M.      Place of Sale: 330 W. 2<sup>nd</sup> Street  
2<sup>ND</sup> Floor, Wapello Co Sheriff's Office

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 \$40,425.77    Costs \$4,435.87    Accruing Costs Pending    Interest \$2,833.31

% from 6.125% 02/02/2018

Attorney: MATTHEW E. LAUGHLIN

Date: 01/16/2019

/s/ Donald Phillips  
Donald Phillips, Sheriff  
Wapello County, Iowa