

NOTICE OF SHERIFF'S LEVY AND SALE

IN THE IOWA DISTRICT COURT FOR WAPELLO COUNTY

COURT CASE #EQE0112806  
WAPELLO COUNTY

- Special Execution
- General Execution
- Other

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2019-GS3. FOR ALL OTHER STATES VEST IN LEGACY MORTGAGE ASSET TRUST 2019-GS3

Plaintiff(s)

VS.

DOROTHY D. MINELLA, PAYDAY TODAY, AND PARTIES IN POSSESSION

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 SOUTH SIXTY-FIVE (65) FEET OF THE FOLLOWING DESCRIBED PREMISES TO WIT: A PART OF LOT SIXTY-FOUR IN COWAN'S SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION THIRTY FIVE (35) TOWNSHIP SEVENTY-TWO (72) NORTH, RANGE FOURTEEN (14) WEST AND A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION THIRTY FIVE (35), TOWNSHIP SEVENTY-TWO, NORTH RANGE FOURTEEN (14) WEST, ALL IN THE CITY OF OTTUMWA, WAPELLO COUNTY, IOWA, DESCRIBED TOGETHER AS FOLLOWS: COMMENCING 28 RODS WEST AND 200 FEET SOUTH OF THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 35, THENCE SOUTH 160 FEET; THENCE WEST 143 FEET; THENCE NORTH 207 FEET; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE NORTH BANK OF THE CREEK A DISTANCE OF 167 FEET, MORE OR LESS, TO THE POINT OF BEGINNING

Local Address: 610 S. WEBSTER ST., OTTUMWA

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

Date of Sale: 10/13/2021 Time of Sale: 10:30 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 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 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 \$63,755.38 Costs \$10,129.29 Accruing Costs Pending Interest \$1,477.73

% from 6% 05/26/2021

Attorney: C. ANTHONY CRNIC

Date: 07/13/2021

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