

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT
COURT CASE # EQCV025127
FREMONT COUNTY

WELLS FARGO BANK, N.A., PLAINTIFF

VS.

SHERRY ALLUMBAUGH AKA SHERRY L. ALLUMBAUGH; SECRETARY OF HOUSING AND URBAN DEVELOPMENT, DEFENDANTS

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 defendant(s) Real Estate to satisfy the judgment. The property to be sold is described below:

A parcel of land located in Section 25, Township 67 North, Range 41 West of the 5th P.M., Fremont County, Iowa, said parcel being more fully described as follows: Commencing at the NE corner of Section 25, Township 67 North, Range 41 West of the 5th P.M., thence West 507 feet, thence South 266 feet, thence Southeast 127.2 feet, more or less, to a point which is 356 feet South and 417 feet West of the Point of Beginning, thence East 417 feet, thence North 356 feet to the Point of Beginning, said tract containing 4.051 acres more or less

(PROPERTY ADDRESS: 3696 310th Street Hamburg, Iowa)

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

DATE OF SALE: January 3, 2017 TIME OF SALE: 10:30 a.m.
PLACE OF SALE: Fremont Co. Sheriff's Office, 2814 200th St., Sidney, Iowa

Homestead: Defendant is advised that if the described real estate includes the homestead (which 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 2 MONTHS.

This sale not subject to redemption.

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 acceptable.

Judgment	\$	32,195.33	Interest	\$	5,509.21
Service Fees	\$	3,030.00	PMI/MIP Insurance	\$	2,809.03
Attorney Fees	\$	1,850.00	Costs	\$	485.00
Tax Disbursements	\$	390.00	Abstracting Costs	\$	225.00
Together with the original and accrued costs of suit					

ATTORNEY: DAVID M. ERICKSON
515-288-2500

KEVIN AISTROPE, FREMONT COUNTY SHERIFF