

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT
COURT CASE # EQCV024966
FREMONT COUNTY

MUTUAL OF OMAHA BANK, PLAINTIFF

VS.

LEONARD A BETTS; KATHY L BETTS; AND PARTIES IN POSSESSION, 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:

Lots One (1), Two (2), Three (3) and Four (4) in Block Three (3) in the Town of Anderson, Fremont County, Iowa, according to the recorded plat thereof; also, a tract bounded by the center line of the former mainline track of Burlington Northern, Inc., by the East line of Lots 1, 2, 3 and 4 of Block 3 in the Town of Anderson, Iowa and by eastward extensions of the North line of Lot 1 and the South line of Lot 4 of Block 3 in the Town of Anderson, Iowa, all being situated in and being a part of the Northeast Quarter (NE ¼) of Section Seven (7), Township Sixty-nine (69) North, Range Forty-one (41) West of the 5th Principal Meridian.

(PROPERTY ADDRESS: 3062 170th Street Sidney, Iowa)

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

DATE OF SALE: April 30, 2015 TIME OF SALE: 10:00 a.m.
PLACE OF SALE: Fremont Co. Sheriff's Office, 701 Cass 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 _____.

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	\$	41,755.14	Interest	\$	3,561.25
Attorney's Fees	\$	1,300.00	Escrow Acct Deficit	\$	392.42
Costs	\$	420.00	Abstracting Costs	\$	225.00
Property Inspections	\$	180.00	NSF Charges	\$	10.50
Suspense Balance	\$	(231.52)			
Together with the original and accrued costs of suit					

ATTORNEY: MATTHEW E. LAUGHLIN
515-288-2500

KEVIN AISTROPE, FREMONT COUNTY SHERIFF