

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT
COURT CASE # EQCV025169
FREMONT COUNTY

PLANET HOME LENDING, LLC, PLAINTIFF

VS.

DANIEL HANKINS, DONDA HANKINS, SOUTHWEST REGIONAL WATER DISTRICT AND FREMONT COUNTY VETERINARY CLINIC, 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 part of the SW ¼ SW ¼ of Section 24, Township 68 North, Range 40 West of the 5th P.M., Fremont County, Iowa, more fully described as follows: Commencing at the Southwest corner of said Section 24; thence S 89°51'02" E along the South line of the SW ¼ of said Section 24 a distance of 33.21 feet to the point of beginning; thence continuing S 89°51'02" E along said South line a distance of 386.43 feet; thence N 01°05'16" W a distance of 491.56 feet; thence N 88°50'59" W a distance of 351.19 feet to the East right of way line of U.S. Highway No. 59; thence S 02°15'00" W along said right of way line a distance of 17.52 feet; thence S 09°31'14" W along said right of way line a distance of 78.51 feet; thence S 01°45'06" W along said right of way line a distance of 402.77 feet to the point of beginning. Said parcel includes presently established county road right of way. Note: The South line of the SW ¼ of said Section 24 is assumed to bear S 89°51'02" E for this description. (PROPERTY ADDRESS: 2492 US Highway 59 Shenandoah, Iowa)

[Click for Property Info](#)

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

DATE OF SALE: April 6, 2017 TIME OF SALE: 10:00 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 ONE YEAR.

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	\$	76,708.69	Interest	\$	4,739.45
Recoverable Balance	\$	3,055.54	Attorney Fees	\$	2,220.00
Negative Escrow Balance	\$	1,480.02	Mortgage Insurance	\$	56.18
Fees	\$	50.00			
Together with the original and accrued costs of suit					

ATTORNEY: MARCIL ISEMINGER
712-277-4561

KEVIN AISTROPE, FREMONT COUNTY SHERIFF