

NOTICE OF SHERIFF'S LEVY AND SALE

STATE OF IOWA
FREMONT COUNTY

SS: SPECIAL EXECUTION

IOWA DISTRICT COURT
COURT CASE # EQCV025076
FREMONT COUNTY

NATIONSTAR MORTGAGE LLC, PLAINTIFF

VS.

MICHAEL J HARRIS, SUSAN M HARRIS, TAYLOR, BEAN AND WHITAKER, PARTIES IN POSSESSION AND Lot 7 in MOODY'S SUBDIVISION in the E 1/2 of the SW 1/4 SW 1/4 of Section 15, Township 67, Range 42, West of the 5th P.M., in Fremont County, Iowa, according to the resurvey and replat dated May 4, 1964 now of record in the Fremont County Recorder's Office in Book 1, at Page 75, 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:

Lot 7 in MOODY'S SUBDIVISION in the E 1/2 of the SW 1/4 SW 1/4 of Section 15, Township 67, Range 42, West of the 5th P.M., in Fremont County, Iowa, according to the resurvey and replat dated May 4, 1964 now of record in the Fremont County Recorder's Office in Book 1, at Page 75

(PROPERTY ADDRESS: 209 Moody Drive, Hamburg, Iowa)

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

DATE OF SALE: March 22, 2016 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 _____.

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.

Principal	\$	121,703.15	Interest	\$	9,690.15
Attorney Fees	\$	1,950.00	Insurance Advance	\$	848.00
Tax Advance	\$	833.00	Court Costs	\$	285.00
Property Inspection	\$	120.00	Recoverable Balance	\$	96.15
Together with the original and accrued costs of suit					

ATTORNEY: JANELLE G. EWING
319-234-2530

KEVIN AISTROPE, FREMONT COUNTY SHERIFF