

Notice of Sheriff's Levy and Sale IN THE IOWA DISTRICT COURT IN AND FOR O'BRIEN COUNTY

STATE OF IOWA
O'BRIEN COUNTY

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Iowa District Court O'Brien County

Case #: EQCV025250

Civil #: 22-000684

TIAA, FSB
VS

LARRY JAHN, ALAN JAHN, DIANE RAHFALDT, PATRICIA PERKINS, VICKI MCFEE, AND IOWA DEPARTMENT OF REVENUE, AND ALL UNKNOWN CLAIMANTS, AND ALL PERSONS UNKNOWN CLAIMING ANY RIGHT, TITLE OR INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN OBRIEN COUNTY, IOWA, TO WIT: LOT NINE (9) IN BLOCK "B" OF BISHOPS FIRST ADDITION TO THE CITY OF SHELDON, OBRIEN COUNTY, IOWA, AND ALL KNOWN AND UNKNOWN CLAIMANTS AND ALL PERSONS KNOWN OR UNKNOWN CLAIMING ANY RIGHT, TITLE OR INTEREST AND ALL OF THEIR HEIRS, SPOUSES, ASSIGNS, GRANTEES, LEGATEES, DEVISEES AND ALL OF THE ABOVE NAMED DEFENDANTS

- Special Execution
- General Execution
- Other

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
- Personal Property
- Described Below
- On attached sheet:

To satisfy the judgment. The Property to be sold is

LOT NINE (9) IN BLOCK "B", OF BISHOPS FIRST ADDITION TO THE CITY OF SHELDON, O'BRIEN COUNTY, IOWA

Property Address:

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

Sale Date Sale Time Place of Sale

12/07/2022 12:15 O'BRIEN COUNTY SHERIFF'S OFFICE, 240 1ST ST NE, PRIMGHAR, IA 51245

- 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 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 Amount	Costs	Accruing Costs	Interest	Sheriff's Fees	Attorney
\$ 71,448.88	\$ 22,681.45	PLUS	\$ 890.66	Pending	JANELLE G. EWING
Date	BRUCE DEVEREAUX	<i>Lt. Steven Vander Veen 71-3</i>			925 E 4TH ST
10/14/2022	O'BRIEN COUNTY SHERIFF	Lt. Steven Vander Veen 71-3			WATERLOO, IA 50703
					(319)234-2530