

Notice of Sheriff's Levy and Sale

BENTON COUNTY SHERIFF • 113 E 3RD STREET, VINTON, IA 52349 • (319)472-2337

IN THE IOWA DISTRICT COURT FOR BENTON COUNTY

STATE OF IOWA)
) SS
BENTON COUNTY)

Docket No. (Sale No.) 2022-0473(1)

Court No. EQCV009969

SPECIAL EXECUTION

PLAINTIFF : CITIZENS BANK, N.A.

vs.

DEFENDANT : POTTER, LUCAS BRANDON AKA LUCAS POTTER - IN REM

DEFENDANT : POTTER, JESSICA RAE AKA JESSICA POTTER - IN REM

DEFENDANT : PARTIES IN POSSESSION - IN REM

DEFENDANT : STATE OF IOWA - IN REM

DEFENDANT : UNKNOWN SPOUSE, IF ANY, OF LUCAS POTTER - IN REM

DEFENDANT : UNKNOWN SPOUSE, IF ANY, OF JESSICA POTTER - IN REM

DEFENDANT : STATE OF IOWA, CHILD SUPPORT RECOVERY UNIT - IN REM

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) rights, title, and interest in Real Estate Property to satisfy the judgment. The property to be sold is:

LOT TWENTY-NINE (29), FEATHER RIDGE SECOND ADDITION TO ATKINS, IOWA

Street Address 107 CARDINAL AV, ATKINS, IA 52206

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

| Date of Sale | Time of Sale | Place of Sale |
|--------------|--------------|------------------------------------|
| 05/11/2022 | 10:00 AM | 113 E. 3RD STREET, VINTON IA 52349 |

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.

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 applicable.

| Judgment Amt | Costs | Accruing Costs | Interest | Attorney |
|--------------|----------|----------------|---|----------------------------------|
| \$248,091.56 | \$235.00 | PLUS | 3.875% of \$229,021.49 from 02/01/2019 = \$29,055.14 | BARTEKOSKE, EMILY (515) 223-7325 |

| Date | Sheriff | Deputy |
|------------|------------------|--------|
| 03/28/2022 | RONALD J TIPPETT | |

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Posted notice at three public places in above county, one of which was at the place where the last District Court was held.

Date Notice Posted By

Debtor not in possession of real estate listed on reverse side.

Date Property Viewed By

Published In

D1 D2

Encumbrance Book Entry Date Docket Page

By