

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

)

Docket No. (Sale No.) 2022-1060(1)

) SS

Court No. EQCV010387

BENTON COUNTY

)

SPECIAL EXECUTION

PLAINTIFF : NAVY FEDERAL CREDIT UNION

vs.

DEFENDANT : BEASON, DEBRA SHARISE - IN REM

DEFENDANT : BEASON, KIRK CHRISTOPHER - IN REM

DEFENDANT : PARTIES IN POSSESSION - IN REM

DEFENDANT : BANK OF AMERICA - IN REM

DEFENDANT : DISCOVER BANK - IN REM

DEFENDANT : MIDLAND CREDIT MANAGEMENT INC - IN REM

DEFENDANT : PORTFOLIO RECOVERY ASSOCIATES, LLC - 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:

BEGINNING AT A POINT 1732.12 FEET SOUTH OF THE EAST QUARTER (E1/4) CORNER OF SECTION TWENTY-FIVE (25) TOWNSHIP EIGHTY-FIVE (85) NORTH, RANGE TEN (10) WEST OF THE 5TH P.M., THENCE CONTINUING SOUTH ON THE EAST LINE OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION TWENTY-FIVE (25) 252 FEET, THENCE SOUTH 88 DEGREES 54 MINUTES WEST, 459.50 FEET, THENCE SOUTH 274.80 FEET TO THE CENTERLINE OF THE COUNTY ROAD, THENCE NORTH 63 DEGREES 12 MINUTES WEST ON SAID ROAD CENTERLINE, 367.95 FEET, THENCE NORTH 23 DEGREES 08.5 MINUTES EAST, 360.45 FEET, THENCE NORTH 86 DEGREES 36.5 MINUTES EAST 647.44 FEET TO THE POINT OF BEGINNING CONTAINING 5.0 ACRES, MORE OR LESS, SUBJECT TO THE RIGHT OF-WAY OF THE COUNTY ROAD

Street Address 2787 61 ST LN, VINTON, IA 52349

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
08/24/2022	10:00 AM	113 E. 3RD STREET, VINTON IA 52349

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
\$58,882.44	\$800.02	PLUS	9.83% of \$55,807.76 from 05/21/2021 = \$6,913.74	BARTEKOSKE, EMILY (515) 223-7325
Date	Sheriff	Deputy		
07/12/2022	RONALD J TIPPETT			

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STATE OF IOWA)
) SS
BENTON COUNTY)

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