

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

STATE OF IOWA  
DELAWARE COUNTY

}

Iowa District Court Delaware County

Case #: **EQCV008097**

Civil #: **17-000395**

**NATIONSTAR MORTGAGE LLC**

**VS**

**COLEEN MEISSNER, RYAN MEISSNER AND CITIFINANCIAL, INC.**

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 THREE (3) OF THE SUBDIVISION OF LOT ONE (1) OF THE SUBDIVISION OF LOTS SEVENTY NINE (79) EIGHTY (80) AND EIGHTY ONE (81) OF HENRY ACERS' ADDITION IN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION TWENTY (20), TOWNSHIP EIGHTY NINE (89) NORTH, RANGE FIVE (5), WEST OF THE FIFTH PRINCIPAL MERIDIAN, IN THE CITY OF MANCHESTER, DELAWARE COUNTY, IOWA, ACCORDING TO PLAT RECORDED IN BOOK 3 PLATS, PAGE 74

Property Address: **1324 NORTH 4TH STREET, MANCHESTER, IOWA**

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

Sale Date    Sale Time    Place of Sale

**10/10/2017    10:00    DELAWARE COUNTY COURTHOUSE-NORTH ENTRANCE, 301 E MAIN ST, MANCHESTER, IA**

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 \$ 143,395.39	Costs \$ 71,258.12	Accruing Costs PLUS	Interest \$16,836.17	Sheriff's Fees Pending	Attorney BENJAMIN W. HOPKINS 1350 NW 138TH ST STE 100 CLIVE, IA 50325 (515)222-9400
Date 08/15/2017 DELAWARE COUNTY SHERIFF _____					