

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

STATE OF IOWA
CASS COUNTY

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Iowa District Court Cass County

Case #: **EQCV026141**

Civil #: **23-000077**

WELLS FARGO BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL
OR BANKING CAPACITY, BUT SOLELY AS TRUSTEE ON BEHALF OF THE
LAKE COUNTRY MORTGAGE LOAN TRUST 2006-HE1

VS

KRIS G KLINGHAMMER; ROSE M KLINGHAMMER N/K/A/ ROSE M
MOORE, A/K/A ROSE M KLINGHAMMER-MOORE; ET AL

☒ 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

THE EAST 70 FEET OF LOT 9 EXCEPT THE NORTH 35 FEET THEREOF, THE EAST 75 FEET OF LOT 7, THE
EAST 70 FEET OF LOT 8, AND THE EAST 5 FEET OF THE SOUTH 10 FEET OF THE WEST HALF (W1/2) OF LOT
8, ALL IN BLOCK 98 IN THE CITY OF ATLANTIC, CASS COUNTY, IOWA

Property Address: **306 WEST 7TH ST., ATLANTIC, IA 50022**

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

Sale Date Sale Time Place of Sale

04/18/2023 10:00 CASS COUNTY SHERIFF'S OFFICE, ATLANTIC, IA 50022

☐ 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.

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|-----------------|---------------------|----------------|-------------|----------------|---------------------------|
| Judgment Amount | Costs | Accruing Costs | Interest | Sheriff's Fees | Attorney |
| \$ 37,438.31 | \$ 3,107.65 | PLUS | \$ 7,518.43 | Pending | EMILY BARTEKOSKE |
| Date | DARBY J. MCLAREN | | | | 1401 50TH ST., SUITE 100 |
| 02/14/2023 | CASS COUNTY SHERIFF | | | | WEST DES MOINES, IA 50266 |
| | | | | | (515)223-7325 |