

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

STATE OF IOWA  
CASS COUNTY

}

Iowa District Court    Cass County

Case #: **EQCV026256**

Civil #: **23-000490**

FREEDOM MORTGAGE CORPORATION  
VS

MATTHEW M. JACOBSEN, MELINDA J. JACOBSEN, PARTIES IN  
POSSESSION AND CITIBANK N.A.

☒ 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 16 IN NISHNA HILLS ADDITION TO THE CITY OF ATLANTIC, CASS COUNTY, IOWA

Property Address:    **1406 E 17TH 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


**10/10/2023    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.

Judgment Amount	Costs	Accruing Costs	Interest	Sheriff's Fees	Attorney
\$253,351.57	\$7,761.01	PLUS	\$7,761.93	Pending	ANDI K. DYAR
Date	DARBY J. MCLAREN				4601 WESTOWN PKWY, STE 250
08/21/2023	CASS COUNTY SHERIFF	Darby J. McLaren			WEST DES MOINES, IA 50266
					(515)223-7325