

Notice of Sheriff's Levy and Sale

IN THE IOWA DISTRICT COURT IN AND FOR DES MOINES COUNTY

STATE OF IOWA
DES MOINES COUNTY

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Iowa District Court Des Moines County

Case #: EQEQ014642

Civil #: 23-000353

MMS MORTGAGE SERVICES, LTD
VS

GOLDIE L. COEN, JOE COEN, ANDREW COEN, PATRICK COEN, JEAN COEN, STEPHEN COEN, IOWA DEPARTMENT OF REVENUE, GREAT WESTERN BANK, AND ALL UNKNOWN CLAIMANTS, AND ALL PERSONS UNKNOWN CLAIMING ANY RIGHT, TITLE OR INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN DES MOINES COUNTY, IOWA, TO WIT: PART OF LOTS NUMBERS 13, 15, 16, AND 17, IN BOCK'S SUBDIVISION, CITY OF BURLINGTON, DES MOINES COUNTY, IOWA, AS PER PLAT FILED SEPTEMBER 1ST, 1960, RECORDED IN PLAT BOOK 8, PAGE 61, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE CENTER OF SECTION 30, TOWNSHIP 70 NORTH, RANGE 2 WEST OF THE 5TH P.M., THENCE SOUTH 89 DEGREES 58 MINUTES WEST ALONG THE 1/4 SECTION LINE 130 FEET TO AN IRON PIPE AND THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 43 MINUTES WEST 160 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES WEST 89.79 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES EAST 160 FEET; THENCE NORTH 89 DEGREES 58 MINUTES EAST 91.7 FEET TO THE POINT OF BEGINNING, AND ALL KNOWN AND UNKNOWN CLAIMANTS AND ALL PERSONS KNOWN OR UNKNOWN CLAIMING ANY RIGHT, TITLE OR INTEREST AND ALL OF THEIR HEIRS, SPOUSES, ASSIGNS, GRANTEEES, LEGATEES, DEVEISEES AND ALL OF THE ABOVE NAMED DEFENDANTS,

- [X] 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)

- [X] Real Estate
[] Personal Property
[X] Described Below
[] On attached sheet:

To satisfy the judgment. The Property to be sold is

PART OF LOTS NUMBERS 13, 15, 16, AND 17, IN BOCK'S SUBDIVISION, CITY OF BURLINGTON, DES MOINES COUNTY, IOWA, AS PER PLAT FILED SEPTEMBER 1ST, 1960, RECORDED IN PLAT BOOK 8, PAGE 61, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE CENTER OF SECTION 30, TOWNSHIP 70 NORTH, RANGE 2 WEST OF THE 5TH P.M., THENCE SOUTH 89 DEGREES 58 MINUTES WEST ALONG THE 1/4 SECTION LINE 130 FEET TO AN IRON PIPE AND THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 43 MINUTES WEST 160 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES WEST 89.79 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES EAST 160 FEET; THENCE NORTH 89 DEGREES 58 MINUTES EAST 91.7 FEET TO THE POINT OF BEGINNING.

Property Address: 2820 BOCK ST, BURLINGTON, IOWA 52601

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

Table with 3 columns: Sale Date, Sale Time, Place of Sale. Row 1: 03/28/2023, 10:00, DES MOINES COUNTY SHERIFF'S OFFICE, 512 N MAIN ST, BURLINGTON, IA 52601

- [] 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
[X] 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.

Table with 6 columns: Judgment Amount, Costs, Accruing Costs, Interest, Sheriff's Fees, Attorney. Row 1: \$ 53,614.24, \$ 9,892.46, PLUS, \$5,854.94, Pending, BRIAN G SAYER, 925 E 4TH ST, WATERLOO, IA 50703, (319)234-2530. Row 2: Date, KEVIN GLENDENING, DES MOINES COUNTY SHERIFF, [Signature], BRAD SIEGFRIED, LIEUTENANT