

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 #: **EQEQ015373**

Civil #: **25-000045**

TWO RIVERS BANK & TRUST
VS

BENJAMIN M WILSON, CITIBANK, N.A., PORTFOLIO RECOVERY ASSOCIATES LLC,
MIDLAND CREDIT MANAGEMENT INC, AND PERSONS IN POSSESSION, IN REM

- 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

Part of the Northeast Quarter of the Southwest Quarter of Section 1, Township 71 North, Range 2 West of the 5th P.M., in Des Moines County, Iowa, described as: Beginning at the Northeast corner of Main and Washington Streets in the Town of Kingston, running east parallel with Washington Street 300 feet, thence North on a parallel with Front Street 139 feet, thence running a westerly course 305 feet so as to intersect Main Street 79 feet north of the place of beginning, thence 79 feet to the place of beginning. Part of the Northeast Quarter of the Southwest Quarter of Section 1, Township 71 North, Range 2 West, described as follows: Commencing 60 feet from the Northeast corner of Lot 1 in the Village of Kingston, Des Moines County, Iowa, and running East by North 309 feet, thence South 200 feet, thence West by North 202 feet, thence North 57 feet to the place of beginning, containing ¾ of an acre more or less. All situated in the Village of Kingston, Des Moines County, Iowa. All Subject to easements of record.

Property Address: **20512 DMC HIGHWAY 99, MEDIAPOLIS, IA 52637**

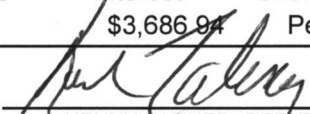
The described property will be offered for sale at public auction for cash only as follows:

Sale Date Sale Time Place of Sale

03/11/2025 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 _____
- 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
\$ 76,834.94	\$ 4,204.17	PLUS	\$3,686.94	Pending	WILLIAM R JAHN JR 321 N 3 ST, PO BOX 1046 BURLINGTON, IA 52601 (319)754-6587
Date	KEVIN GLENDENING		 _____ KENNY ZAHNER, DEPUTY		
01/14/2025	DES MOINES COUNTY SHERIFF				