

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

STATE OF IOWA
JASPER COUNTY

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Iowa District Court Jasper County

Case #: **EQCV123277**

Civil #: **24-000127**

FREEDOM MORTGAGE CORPORATION

VS

GENA T. FRANKLIN, UNITED STATE OF AMERICA, INTERNAL REVENUE
SERVICE, UNITED SERVICES OF DES MOINES, INC. AND PARTIES 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

PARCEL "B" LOCATED IN THE NE 1/4 OF SW 1/4 OF SECTION 32, TOWNSHIP 80 NORTH, RANGE 19 WEST OF THE 5TH P.M., JASPER COUNTY, IOWA, AS APPEARS IN THE PLAT OF SURVEY OF RECORD IN BOOK 1157, AT PAGE 139 IN THE OFFICE OF THE RECORDER OF SAID COUNTY

Property Address: **759 W 28TH ST S, NEWTON, IOWA 50208**

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

Sale Date Sale Time Place of Sale

04/09/2024 11:00 JASPER COUNTY SHERIFF'S OFFICE, 2300 LAW CENTER DRIVE, NEWTON, IA 50208

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 120 DAYS

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
\$28,916.30	\$3,310.00	PLUS	\$313.26	Pending	BENJAMIN W HOPKINS
Date	JOHN R. HALFERTY				1350 NW 138TH ST. STE#100
02/09/2024	JASPER COUNTY SHERIFF				CLIVE, IA 50325
					(515)222-9400