

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

STATE OF IOWA
CLAY COUNTY

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Iowa District Court Clay County

Case #: **EQCV031687**

Civil #: **19-000590**

THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, AS TRUSTEE FOR CENTEX HOME EQUITY LOAN TRUST 2004-C

VS

THOMAS O. MYERS, ANN M. MYERS, AAA COLLECTIONS INC., HOUSEHOLD FINANCE INDUSTRIAL LOAN CO. OF IOWA, AND PARTIES IN POSSESSION, AND ALL UNKNOWN CLAIMANTS, AND ALL PERSONS UNKNOWN CLAIMING ANY RIGHT, TITLE OR INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN CLAY COUNTY, IOWA, TO WIT: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4), AND IN THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4), ALL IN SECTION THIRTY-TWO (32), TOWNSHIP NINETY-SEVEN (97) NORTH, RANGE THIRTY-SEVEN (37) WEST OF THE 5TH P.M., CLAY COUNTY, IOWA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION 32, TOWNSHIP 97 NORTH, RANGE 37 WEST OF THE 5TH P.M., CLAY COUNTY, IOWA; THENCE NORTH 84 DEGREES 09' EAST ALONG THE NORTH LINE OF THE SAID NE 1/4 OF SAID SECTION 32, A DISTANCE OF ONE HUNDRED TWENTY-NINE AND TWO TENTHS (129.2) FEET; THENCE SOUTH 4 DEGREES 51' EAST A DISTANCE OF EIGHT HUNDRED TWENTY-SIX AND SEVEN TENTHS (826.7) FEET; THENCE SOUTH 88 DEGREES 39.3' WEST A DISTANCE OF SIX HUNDRED THIRTY-SIX AND NINE-TENTHS (636.9) FEET; THENCE NORTH 4 DEGREES 51' WEST A DISTANCE TO EIGHT HUNDRED TWENTY-EIGHT AND FIVE TENTHS (828.5) FEET TO THE NORTH LINE OF THE SAID NW 1/4; THENCE NORTH 90 DEGREES 00' EAST A DISTANCE OF FIVE HUNDRED EIGHT AND THREE TENTHS (508.3) FEET ALONG THE NORTH LINE OF THE SAID NW 1/4) TO THE POINT OF BEGINNING. THE ABOVE DESCRIPTION IS BASED UPON THE ASSUMPTION THAT THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 32, TOWNSHIP 97 NORTH, RANGE 37 WEST OF THE 5TH P.M., CLAY COUNTY, IOWA, IS A TRUE EAST TO WEST LINE 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, DEVISEES AND ALL OF THE ABOVE NAMED DEFENDANTS

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

Property Address: **1739 HWY 18, SPENCER, IA 51301**

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

Sale Date Sale Time Place of Sale

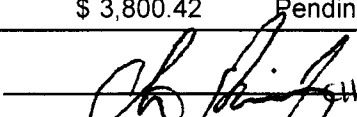
08/07/2019 10:30 CLAY COUNTY SHERIFF'S OFFICE, 3115 W 4TH ST, SPENCER, IA 51301

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
\$ 136,290.36	\$ 107,915.69	PLUS	\$ 3,800.42	Pending	JANELLE G. EWING/C. ANTHO
Date	CHRISTOPHER L. RAVELING				925 E 4TH ST
06/12/2019	CLAY COUNTY SHERIFF				WATERLOO, IA 50703
					(319)234-2530

Legal Description

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4), AND IN THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4), ALL IN SECTION THIRTY-TWO (32), TOWNSHIP NINETY-SEVEN (97) NORTH, RANGE THIRTY-SEVEN (37) WEST OF THE 5TH P.M., CLAY COUNTY, IOWA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION 32, TOWNSHIP 97 NORTH, RANGE 37 WEST OF THE 5TH P.M., CLAY COUNTY, IOWA; THENCE NORTH 84 DEGREES 09' EAST ALONG THE NORTH LINE OF THE SAID NE 1/4 OF SAID SECTION 32, A DISTANCE OF ONE HUNDRED TWENTY-NINE AND TWO TENTHS (129.2) FEET; THENCE SOUTH 4 DEGREES 51' EAST A DISTANCE OF EIGHT HUNDRED TWENTY-SIX AND SEVEN TENTHS (826.7) FEET; THENCE SOUTH 88 DEGREES 39.3' WEST A DISTANCE OF SIX HUNDRED THIRTY-SIX AND NINE-TENTHS (636.9) FEET; THENCE NORTH 4 DEGREES 51' WEST A DISTANCE TO EIGHT HUNDRED TWENTY-EIGHT AND FIVE TENTHS (828.5) FEET TO THE NORTH LINE OF THE SAID NW 1/4; THENCE NORTH 90 DEGREES 00' EAST A DISTANCE FIVE HUNDRED EIGHT AND THREE TENTHS (508.3) FEET ALONG THE NORTH LINE OF THE SAID NW 1/4) TO THE POINT OF BEGINNING. THE ABOVE DESCRIPTION IS BASED UPON THE ASSUMPTION THAT THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 32, TOWNSHIP 97 NORTH, RANGE 37 WEST OF THE 5TH P.M., CLAY COUNTY, IOWA, IS A TRUE EAST TO WEST LINE