

NOTICE OF SHERIFF'S LEVY AND SALE

State of Iowa
Mahaska County

Iowa District Court
COURT CASE # EQEQ089548
MAHASKA COUNTY

PLAINTIFF
Ajax Mortgage Loan Trust 2021-F, Mortgage-Backed Securities,
Series 2021-F, By U.S. Bank National Association,
As Indenture Trustee
VS

Special Execution
 General Execution

DEFENDANT (Judgment Debtor)
Doris A. Armstrong; Unknown Spouse of Doris A. Armstrong;
Danny R. Armstrong; Unknown Spouse of Danny R. Armstrong
Portfolio Recovery Associates and Parties in Possession

As a result of the judgment rendered in the above referenced court case, an execution was issued by the clerk of 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 EIGHT OF BLOCK FOUR OF CROOKHAM'S ADDITION TO THE CITY OF
OSKALOOSA, IOWA, TOGETHER WITH AND SUBJECT TO ALL EASEMENTS AND
RESTRICTIONS OF RECORD.

Local Address: 520 North D Street
Oskaloosa, Iowa

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

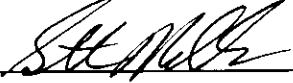
Date of Sale	Time of Sale	Place of Sale
October 24, 2023	10:00 AM	Mahaska County Sheriff's Office - Basement Lobby 214 High Avenue East, Oskaloosa, Iowa

Homestead: Defendant is advised that if the described real estate included 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 sale of real estate, defendant may redeem the property within _____

This sale not subject to redemption.

Property exemption: Certain money or property maybe exempt. Contact your attorney promptly to review specific provisions of the law and file appropriate notice, if applicable.

Judgment Amount \$ 98,096.18	Costs \$ 7,985.46	Accruing Costs Plus Sheriff's Fees	Int. 3.875 % from February 1, 2022	Attorney Robert A. Blumberg 30 N. Lasalle St. Ste 3650 Chicago, IL 60602 312-541-9710
Date August 31, 2023	Sheriff <u>Russell J. Van Renterghem</u> Mahaska County, Iowa		Deputy 	

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