

NOTICE OF SHERIFF'S LEVY AND SALE

State of Iowa
Mahaska County

Iowa District Court
COURT CASE # EQEQ089635
MAHASKA COUNTY

PLAINTIFF
J.P. Morgan Mortgage Acquisition Corp
VS
DEFENDANT (Judgment Debtor)
Kelly S. Comstock; Terry L. Comstock
Parties in Possession; Hauge Associates, Inc.

Special Execution
 General Execution

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 224 OF THE SUBDIVISION OF THE SE 1/4 OF THE NE 1/4 AND OF LOT 3 OF THE NE 1/4 OF THE SE 1/4, AND COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 224, RUNNING THENCE EAST 16 FEET, THENCE SOUTH 60 FEET, THENCE WEST 16 FEET, THENCE NORTH 60 FEET TO THE PLACE OF BEGINNING, ALL IN SECTION 19, TOWNSHIP SEVENTY-FIVE, RANGE FIFTEEN

Local Address: 1023 South 18th 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
January 9, 2024	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	Costs	Accruing Costs Plus Sheriff's Fees	Int. 7.5 % from	Attorney
\$ 8,428.81	\$ 5,428.66		March 1, 2023	SouthLaw, P.C. 13150 Foster Ste 100 Overland Park, KS 68213 913-663-7600
Date	Sheriff <u>Russell J. Van Renterghem</u> Mahaska County, Iowa		Deputy	
November 28, 2023				

NOTICE OF SHERIFFS SALE

Form No. ISD 001 (7/90)

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