

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

STATE OF IOWA  
ADAIR COUNTY

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Iowa District Court Adair County

Case #: **EQCV006385**

Civil #: **20-000298**

FREEDOM MORTGAGE CORPORATION  
VS  
TYLER NEWBY, SPOUSE OF TYLER NEWBY, IF ANY AND VERIDIAN  
CREDIT UNION

- 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

SOUTH HALF (S 1/2) OF LOT FIVE (5) AND ALL OF LOT SIX (6), EXCEPT THE WEST 128 FEET OF SAID LOTS,  
ALL IN JOHN DON CARLOS  
ADDITION TO THE TOWN OF GREENFIELD, IOWA

Property Address: **506 SW 2ND ST, GREENFIELD, IA 50849**

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

Sale Date	Sale Time	Place of Sale
<b>02/23/2021</b>	<b>10:30</b>	<b>ADAIR COUNTY SHERIFF'S OFFICE, 302 E IOWA ST, GREENFIELD, IA 50849</b>

- 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 BENJAMIN W HOPKINS 1350 NW 138TH ST, STE 100 CLIVE, IA 50325 (515)222-9400
\$ 85,781.60	\$ 11,224.30	PLUS	\$ 764.98	Pending	
Date	JEFF VANDEWATER				
12/17/2020	ADAIR COUNTY SHERIFF				