

Notice of Sheriff's Levy and Sale

IN THE IOWA DISTRICT COURT IN AND FOR 97-WOODBURY COUNTY

STATE OF IOWA
97-WOODBURY COUNTY

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Iowa District Court 97-Woodbury County

Case #: **EQCV173818**

Civil #: **23-002052**

US BANK NATIONAL ASSOCIATION
VS

FLOYD R ALLEN; APRIL A ALLEN A/K/A APRIL A MUSSELMAN; PARTIES IN POSSESSION; CACH LLC; PORTFOLIO RECOVERY ASSOCIATES LLC; UNKNOWN SPOUSE IF ANY OF FLOYD ALLEN; UNKNOWN SPOUSE IF ANY OF APRIL A ALLEN A/K/A APRIL A MUSSELMAN; STATE OF IOWA-CHILD SUPPORT RECOVERY UNIT; TIFFANY KRUSE;

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

THE LAND REFERRED TO IS SITUATED IN THE STATE OF IOWA, COUNTY OF WOODBURY AND IS DESCRIBED AS FOLLOWS: LOT 23 EXCEPT THE WEST 50 FEET THEREOF, AND LOT 24 EXCEPT THE WEST 50 FEET THEREOF, THE WEST 5 FEET OF THE VACATED NORTH/SOUTH ALLEY ABUTTING LOT 24, THE WEST 1 FEET OF THE VACATED NORTH/SOUTH ALLEY ABUTTING LOT 23, ALL IN BLOCK 97, PEIRCE'S ADDITION TO SIOUX CITY, IOWA, IN THE COUNTY OF WOODBURY AND STATE OF IOWA. COMMONLY KNOWN AS 310 35TH STREET, SIOUX CITY, IA 51104 (THE "PROPERTY")

Property Address: **310 35TH ST SIOUX CITY, IA, 51104**

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

Sale Date Sale Time Place of Sale

12/19/2023 10:00 WOODBURY COUNTY COURTHOUSE, 620 DOUGLAS ST, SIOUX CITY, IA 51101

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
\$ 114,170.63	\$ 4,926.13	PLUS	\$ 34,236.11	Pending	
Date	CHAD SHEEHAN				
10/23/2023	WOODBURY COUNTY SHERIFF _____				