

MARION COUNTY SHERIFF
LAW ENFORCEMENT CENTER
211 N. GODFREY LANE
KNOXVILLE, IA 50138
641-828-2220

SHERIFF SALE NOTICES

The enclosed Sheriff Sale Notices are for public informational purposes only and are not to be construed to be official documentation intended to fulfill any legal posting or notification requirements. Official documentation is posted at the Marion County Courthouse, the Knoxville Post Office, Knoxville City Hall, and published in the Journal-Express.

It is strongly suggested that all interested and involved parties closely read the following page titled "Sheriff Sale Procedures".

Click inside the **RED rectangle** surrounding the legal description and/or property address on each notice to open the Parcel Report for the individual property on the Marion County Assessor's web site for property tax, assessed value, and purchase history information.

Click on the Bookmarks icon if the Bookmarks panel does not automatically open to the left of this document.

Sheriff Sale Procedures for Real Estate

The Marion County Sheriff's Office strongly suggest that any potential purchaser of any property to be sold at Sheriff's Sale contact an attorney prior to the sale with any questions they might have regarding the purchase of the property.

Any and all real estate property sales held at Sheriff's Sale are considered "Buyer Beware" and as such, the Marion County Sheriff's Office makes no guarantee that the property will be sold with a clear deed and title. It is the sole responsibility of any potential buyer(s) to research any risk that may be associated with the purchase of real property at Sheriff's Sales.

The Marion County Sheriff's Office will not accept personal checks for the purchase of real estate property sold at Sheriff's Sale. If you are an interested bidder, you must provide the Sheriff or Deputy conducting the sale a letter of credit from your bank at the time of your bid. This letter must be on bank letterhead, signed by a bank officer and must include an amount equal to the highest limit allowed for you to bid on the property. If you are the highest bidder, you will then need to return to the bank and get a certified check in the exact amount of your bid. Certified checks must be received at the Sheriff's office by 4:00 p.m. the same day as the sale.

Copies of the Notice of Sheriff's Sale and Levy must be posted at least four weeks prior to the sale. Notices are posted at the Marion County Courthouse, Knoxville City Hall and the Knoxville Post Office. Copies may be obtained at the Marion County Sheriff's office during regular office hours or may be printed from this website. Each Notice is also published twice in the Knoxville Journal Express newspaper, with the first publication being at least four weeks prior to the date of the sale and the second publication the following week.

If the property to be sold is subject to redemption, a certificate of purchase containing a description of the property and the amount paid by the purchaser will be issued to the purchaser. A Sheriff's Deed will not be issued to the purchaser until the redemption period has expired and then only in the event that no redemption was made. If there is no redemption period, a Sheriff's Deed will be issued to the purchaser. It is the purchaser's responsibility to record the deed after the sale.

Sheriff's fees will be paid out of the proceeds of the sale if the property is purchased by anyone other than the mortgage holder.

MARION COUNTY SHERIFF'S OFFICE

SALE LISTINGS

Case Name	Property Address	Sale Date	Approx Amt	Redemption	Attorney	Phone
PENNYMAC L vs TRENA PETS	103 E JASPER STREET, PLEASANTVILLE, IA 50225	08/28/2018	122,597.84	NONE	MATTHEW E LAUGHLIN	(515)288-2500
WELLS FARG vs JOSEPH GRA	710 CHURCH STREET, MELCHER-DALLAS, IOWA 50062	09/25/2018	128,324.75	NONE	DAVID M. ERICKSON	(515)288-2500

Updated: 8/17/2018

PLEASE NOTE:

The "Approx. Amount" is only approximate. The mortgage company can bid a higher amount than I have listed. This can happen for a number of reasons. The mortgage company can incur further costs after the actual sheriff sale has been set up such as insurance, upkeep and/or maintenance on the property, and taxes, to name a few. Just remember the "Approx Amount" is not a final amount. PLEASE NOTE: You might want to contact the sheriff's office the day of the sale or a day prior to the sale to make sure that the property you are interested in is still going to be sold at the sheriff's sale. Some sales get cancelled or postponed for various reasons.

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

STATE OF IOWA
 MARION COUNTY

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Iowa District Court Marion County

Case #: EQCV096564

Civil #: 18-000743

WELLS FARGO BANK, N.A.
 VS

JOSEPH GRAVES; NICOLE GRAVES; STATE OF IOWA; ALLISON
 KATHLEEN STULL AKA ALISON KATHLEEN STULL; IN REM

- 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

LOTS 4 AND 5 IN BLOCK 4 IN FORTUNE'S ADDITION TO THE ORIGINAL TOWN OF DALLAS, IOWA; NOW KNOWN AS MELCHER-DALLAS, IOWA.

Sale Postponed to 09/25/2018

Property Address: 710 CHURCH STREET, MELCHER-DALLAS, IOWA 50062

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

Sale Date Sale Time Place of Sale

09/04/2018 11:00 MARION CO LAW ENFORCEMENT CENTER, 211 N GODFREY LANE, KNOXVILLE, IA 50138

- 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
\$119,476.55	\$3,930.07	PLUS	\$4,484.43	Pending	DAVID M. ERICKSON
Date					215 10TH ST SUITE 1300
07/23/2018	MARION COUNTY SHERIFF	_____			DES MOINES, IA 50309
					(515)288-2500

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

STATE OF IOWA
 MARION COUNTY

}

Iowa District Court Marion County

Case #: EQCV096642

Civil #: 18-000860

PENNYMAC LOAN SERVICES, LLC
 VS

TRENA PETSCHKE; AMERICAN EXPRESS BANK, FSB; MIDLAND FUNDING
 LLC; AND PARTIES IN POSSESSION; IN REM

- 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 WEST 59.5 FEET OF THE EAST 119 FEET OF THE NORTH 170 FEET OF LOT 27 IN THE SURVEY AND
 SUBDIVISION OF THE NW 1/4 OF THE SW 1/4 OF SECTION 15, TOWNSHIP 76 NORTH, RANGE 21 WEST OF
 THE 5TH P.M. IN MARION COUNTY, IOWA.

Property Address: 103 E JASPER STREET, PLEASANTVILLE, IA 50225

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

Sale Date Sale Time Place of Sale

08/28/2018 11:00 MARION CO LAW ENFORCEMENT CENTER, 211 N GODFREY LANE, KNOXVILLE, IA 50138

- 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
\$113,179.33	\$5,489.75	PLUS	\$3,864.42	Pending	MATTHEW E LAUGHLIN
Date					215 10TH ST SUITE 1300
07/12/2018	MARION COUNTY SHERIFF	_____			DES MOINES, IA 50309
					(515)288-2500

MARION COUNTY SHERIFF'S OFFICE

SHERIFF SALE RESULTS

Sale Date	Property Address	Case Number	Purchase Price	Buyer
08/29/2017	302 S JEFFERSON STREET, PLEASANTVILLE, IOWA 50225	EQCV095950	\$65,550.00	PENNYMAC LOAN SERVICES LLC
09/12/2017	606 W ROCK ISLAND STREET, KNOXVILLE, IOWA 50138	EQCV096286	\$45,200.00	L KENT MCCORKLE TRUST DATED DECEMBER 14 2016 (ONE-HALF INTEREST) AND MALANE B MCCORKLE TRUST DATED DECEMBER 14 2016 (ONE HALF-INTEREST)
09/12/2017	2389 103RD AVENUE, COLUMBIA, IOWA 50057	EQCV096150	\$27,600.00	WELLS FARGO BANK NA
09/12/2017	1802 NEVADA DRIVE, KNOXVILLE, IOWA 50138	EQCV096199	\$263,000.00	LAUTENBACH DEVELOPMENT
09/19/2017	2265 DAKOTA WOOD DRIVE, PELLA, IA, 50219	EQCV096111	\$258,200.00	FEDERAL NATIONAL MORTGAGE ASSOCIATION
10/03/2017	612 JOHNSTON STREET, OTLEY, IOWA 50214	EQCV096114	\$31,950.00	LAKEVIEW LOAN SERVICING LLC
10/03/2017	403 EAST MONTGOMERY STREET, KNOXVILLE, IOWA 50138	EQCV096055	\$82,801.47	WELLS FARGO BANK NA SUCCESSOR BY MERGER WITH WELLS FARGO HOME MORTGAGE INC
CANCELLED	201 HIGH STREET, HARVEY, IA 50119	EQCV094369	\$60,031.53	WILMINGTON SAVINGS FUND SOCIETY FSB AS TRUSTEE OF UPLAND MORTGAGE LOAN TRUST A
10/31/2017	801 E. ROBINSON, KNOXVILLE, IOWA 50138	EQCV096165	\$35,675.00	EBBO EASTERN MANAGEMENT LLC
10/31/2017	506 S FIRST STREET, KNOXVILLE, IA 50138	EQCV096242	\$32,504.00	EBBO EASTERN MANAGEMENT LLC
01/23/2018	360 GENEVA DRIVE, PLEASANTVILLE, IOWA 50225	EQCV096147	\$102,810.00	JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
04/03/2018	801 GRAND STREET, MELCHER, IOWA 50163	EQCV095895	\$136,400.00	US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-AHL1
04/10/2018	109 SW F ST, MELCHER, IOWA 50163	EQCV096465	\$53,614.93	WELLS FARGO BANK NA
05/08/2018	903 ORCHARD STREET, DALLAS, IA 50062	EQCV096406	\$40,671.11	US BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CRMSI REMIC SERIES 2006-02-REMIC PASS-THROUGH CERTIFICATES SERIES 2006-02
05/15/2018	2308 W. LARSON STREET, KNOXVILLE, IA 50138	EQCV095954	\$120,800.00	JERRY USOVSKY
06/19/2018	2421 192ND PLACE, HAMILTON, IOWA 50116	EQCV096106	\$50,000.00	SCOTT W BEARY

Updated: 7/13/2018