

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

STATE OF IOWA
PLYMOUTH COUNTY

}

Iowa District Court Plymouth County

Case #: **EQCV041278**

Civil #: **23-000354**

WILMINGTON SAVINGS FUND SOCIETY ET AL
VS
DONALD HUGHES AND RHONDA HUGHES ET AL

- 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

Property Address: **30514 K18 S, SIOUX CITY, IA 51109**

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

Sale Date Sale Time Place of Sale

05/04/2023 10:00 PLYMOUTH COUNTY SHERIFF'S OFFICE, 451 14TH AVE NE, LEMARS, IA 51031

- 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
\$54,869.34	\$7,058.67	PLUS	\$12,473.89	Pending	MICHAEL CUNNINGHAM
Date	JEFF TEBRINK				2830 100TH STREET, SUITE 106
03/10/2023	PLYMOUTH COUNTY SHERIFF				URBANDALE, IA 50322
					(515)278-4200

Legal Description

All that part of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 15, Township 90 North, Range 48 West of the Fifth Principal Meridian, Plymouth County, Iowa, described as follows:

Commencement at the Northeast corner of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of said Section 15; thence North 88 degrees 45 feet 18 inches West along the North line of said East $\frac{1}{2}$ of said Southeast $\frac{1}{4}$ for 539.10 feet to the point of beginning; thence South 19 degrees 14 feet 42 inches West for 220.81 feet; thence South 84 degrees 04 feet 56 inches West for 606.35 feet to the Northeasterly Right of Way of County Road K-18; thence North 46 degrees 14 feet 16 inches West along said Right of Way line for 185.40 feet to the West line of said East $\frac{1}{2}$ of said Southeast $\frac{1}{4}$; thence North 0 degrees 52 feet 20 inches East on said West line for 160.44 feet to the North line of said East $\frac{1}{2}$ of said Southeast $\frac{1}{4}$; thence South 88 degrees 45 feet 18 inches East along said North line for 807.57 feet to the point of beginning.

Along with Easement from Micro Tower, Inc., as described in Exhibit F filed for record in Plymouth County, Iowa.

EXCEPT:

Commencing at the Northeast corner of said East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 15; thence North 88 degrees 45 feet 18 inches West along the North line of said East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$, also being the South line of Lost Springs Subdivision in Plymouth County, Iowa for 853.54 feet to the point of beginning; thence continuing North 88 degrees 45 feet 18 inches West along said North line for 26.82 feet; thence South 68 degrees 12 feet 00 inches West for 159.80 feet; thence North 28 degrees 46 feet 38 inches West for 72.25 feet to said North line of said East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$; thence North 88 degrees 45 feet 18 inches West along said North line for 6.51 feet to the Southeasterly line of an existing access easement; thence South 46 degrees 14 feet 12 inches West along said Southeasterly line for 151.67 feet; thence North 85 degrees 17 feet 26 inches East for 314.59 feet; thence North 9 degrees 31 feet 55 inches East for 75.42 feet to the point of beginning. Said described parcel contains 0.399 acres, more or less.