

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

STATE OF IOWA
 CASS COUNTY

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Iowa District Court Cass County

Case #: EQCV026481

Civil #: 25-000111

FREEDOM MORTGAGE CORPORATION
 VS

RICHARD L. BAILEY; GREENSTATE CREDIT UNION F/K/A UNIVERITY OF
 IOWA COMMUNITY CREDIT UNION; UNKNOWN SPOUSE, IF ANY, OF
 RICHARD L. BAILEY; PARTIES IN POSSESSION

- 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 75 FEET OF THE NORTH 150 FEET OF THE EAST 175 FEET OF BLOCK 4, IN THE TOWN OF ANITA, CASS COUNTY, IOWA ; ALSO DESCRIBED AS LOTS 3 AND 4 OF BLOCK 4, EXCEPT THE WEST 25 FEET OF SAID LOT 4 IN THE TOWN OF ANITA, CASS COUNTY, IOWA.

More Correctly Known As:

The West 75 feet of the North 150 feet of the East 175 feet of Block 4, in the Town of Anita, Cass County, Iowa; also described as Lots 3 and 4 of Block 4, except the West 25 feet of said Lot 4 in the Town of Anita, Cass County, Iowa.

Property Address: 604 4TH ST, ANITA, IA 50020

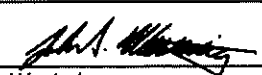
The described property will be offered for sale at public auction for cash only as follows:

Sale Date Sale Time Place of Sale

04/22/2025 10:00 CASS COUNTY SHERIFF'S OFFICE, ATLANTIC, IA 50022

- 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 RICHARD REINBLATT 1401 50TH ST., STE 100 WEST DES MOINES, IA 50266 (515)223-7325
\$ 57,506.53	\$ 4,035.76	PLUS	\$ 1,926.07	Pending	
Date	JOHN WESTERING				
02/26/2025	CASS COUNTY SHERIFF				 John Westering