

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

STATE OF IOWA  
 SIOUX COUNTY

}

Iowa District Court Sioux County

Case #: **EQCV026328**

Civil #: **17-000956**

FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA

VS

JOHN C HINDS, CFNA RECEIVABLES (TX), LLC, SUCCESSOR IN INTEREST TO CFNA RECEIVABLES (IA), INC. FKA CITIFINANCIAL, INC. AND MARKEEN ADELE STARIN-TODD FKA MARKEEN A STARIN-TODD HINDS

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

That part of the SE 1/4 SW 1/4 and that part of the SW 1/4 SE 1/4 of Section 30, Township 95 North, Range 47 West of the 5th P.M., more particularly described as follows: Commencing at the Southwest corner of said Section 30; thence East 2388.53 feet on the South line of said Section 30 to the POINT OF BEGINNING; thence continuing East 278.72 feet on the South line of said Section 30; thence North 0 degrees 02 minutes 40 seconds West, 452.00 feet; thence North 88 degrees 09 minutes 40 seconds West, 286.50 feet; thence South 0 degrees 59 minutes 29 seconds East, 461.25 feet to the POINT OF BEGINNING, subject to public highway AKA That part of the SE 1/4 SW 1/4 and that part of the SW 1/4 SE 1/4 of Section 30, Township 95 North, Range 47 West of the 5th P.M., as shown by Plat of Survey recorded in the 1989 File - Card No. 1856, subject to public highway

Property Address: **1752 440TH ST, HAWARDEN, IA 51023**

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

Sale Date Sale Time Place of Sale


**01/23/2018 10:30 SIOUX COUNTY SHERIFF'S OFFICE LOBBY, 4363 IRONWOOD AVE, ORANGE CITY, IA 51041**

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 STREET, SUI CLIVE, IA 50325 (515)222-9400
\$ 50,332.92	\$ 4,761.46	PLUS	\$ 3,156.98	Pending	
Date	DAN ALTENA				
12/12/2017	SIOUX COUNTY SHERIFF				