

**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 #: **EQCV099025**

Civil #: **25-000716**

NATIONSTAR MORTGAGE LLC
VS

DANIEL ERIC HOLZ A/K/A DANIEL E HOLZ; WHITNEY ALYSEE HOLZ A/K/A
WHITNEY A HOLZ; PARTIES IN POSSESSION, CAPITAL ONE, N.A.;
CREDIT BUREAU SERVICES OF IOWA, INC.: 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

LOT 2 IN PLEASANTVILLE COUNTRY ROSE SUBDIVISION - PLAT 1, A SUBDIVISION OF PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 27, TOWNSHIP 77 NORTH, RANGE 21 WEST OF THE 5TH P.M.

Property Address: **562 40TH AVE, 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

08/26/2025 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
\$285,924.87	\$11,656.21	PLUS	\$18,205.19	Pending	RICHARD REINBLATT
Date					13160 FOSTER ST STE 100
08/28/2025	MARION COUNTY SHERIFF	_____			OVERLAND PARK, KS 66213
					(913)663-7600