

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 #: **EQCV098815**

Civil #: **25-000021**

PEOPLES SAVINGS BANK
 VS

GOOD VIBES LLC, JAMES P. MCCANN, III, TROY W. BERGESON, RYAN
 M. TAYLOR, AND DERRICK BRENT, JAMES P. MCCANN, III, 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

PART OF LOT 3 OF THE SURVEY AND SUBDIVISION OF THE SW 1/4 OF THE SW 1/4 OF SECTION 10, TOWNSHIP 76 NORTH, RANGE 21 WEST OF THE 5TH P.M., LYING NORTHEASTERLY OF THE: NORTHEASTERLY RIGHT-OF-WAY LINE OF IOWA HIGHWAY NO.5, EXCEPT LOT "A" OF SAID LOT 3, ACCORDING TO THE PLAT RECORDED IN BOOK 3, PAGE 71 SURVEYOR'S RECORD: AND THAT PART OF PARCEL C OF B OF THE SW 1/4 OF THE SW 1/4 OF SECTION 10, TOWNSHIP 76 NORTH, RANGE 21 WEST OF THE 5TH P.M., ACCORDING TO THE PLAT RECORDED IN BOOK 225, PAGE 352 DEED RECORD, LYING NORTH OF THE RIGHT-OF-WAY OF IOWA HIGHWAY NO. 5, AND THAT PART OF PARCEL D OF LOT B OF THE SW 1/4 OF THE SW 1/4 OF SECTION 10, TOWNSHIP 76 NORTH, RANGE 21 WEST OF THE 5TH P.M., ACCORDING TO THE PLAT OF SURVEY THEREOF RECORDED IN BOOK 250, PAGE 117 DEED RECORD, MARION COUNTY, IOWA

Property Address: **906 HIGHWAY 5 BUSINESS N, 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
02/18/2025	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 RANDALL L. JACKSON 209 N BUXTON INDIANOLA, IA 50125 (515)962-9080
\$389,330.14	\$350.83	PLUS	\$26,989.09	Pending	
Date	MARION COUNTY SHERIFF				
01/13/2025					