

NOTICE OF SHERIFF'S LEVY AND SALE  
(General Execution)

STATE OF IOWA                    )  
  ) ss.  
POWESHIEK COUNTY            )

Iowa District Court  
COURT CASE #    CVEQ027911  
Poweshiek County

**JAMES JOSEPH KNOBLAUCH**  
Plaintiff

vs.

**ALEXANDER JOSEPH COLEMAN and SHOREWORKS, LLC**  
Defendant (Judgment Debtor)

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 to satisfy the judgment. **The property to be sold is "all right, title and interest of the defendant" on the following parcels of real estate located in Poweshiek County:**

- A. Lot 15, Block 12, in the Town of Searsboro, Poweshiek County, Iowa; Locally known as 381 Main, Searsboro, Iowa
- B. The South 1/2 of Lot 2, Block 19, Manatts Second Addition to the City of Brooklyn, Poweshiek County, Iowa; Locally known as 314 Williams Street, Brooklyn, Iowa
- C. The North 1/2 of Lot 4, Block 19, Manatts Second Addition, an Official Plat, now included in and forming a part of the City of Brooklyn, Poweshiek County, Iowa; Locally known as 310 Williams Street, Brooklyn, Iowa
- D. Lot 3, Block 19, Manatts Second Addition, an Official Plat, now included in and forming a part of the City of Brooklyn, Poweshiek County, Iowa; Locally known as 312 Williams Street, Brooklyn, Iowa
- E. A tract of land described as follows: Commencing at a point 384.0 feet South of the Northeast Corner of the Southeast Quarter of the Northwest Quarter of Section Nine, Township Seventy-eight North, Range Thirteen West of the 5th P.M., thence South 286.0 feet, thence West 152.31 feet, thence North 286.0 feet, thence East 152.31 feet to the place of beginning, except Easement to State of Iowa, for road purposes and for use as a Public Highway, appearing of record in Book 231 Page 352; Locally known as 4938 215th Street, Deep River, Iowa

**Locally Known as:**            See Above

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

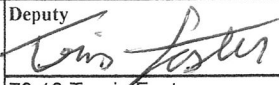
<b>Date of Sale</b>	<b>Time of Sale</b>	<b>Place of Sale</b>
6/14/2023	9:00 a.m.	Poweshiek County Public Safety Building (Conference Room - South Door) 4802 Barnes City Road, Montezuma, Iowa (641) 623-5679

Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed ½ 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 costs to this case.

Redemption: After the sale of real estate, defendant may redeem the property within 1 Year

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.

<b>Judgment Amount</b>	<b>Costs</b>	<b>Accruing Costs</b>	<b>Interest at</b> 4.080% <b>per day</b>	<b>Attorney</b>
\$64,911.96	\$2,698.08	<b>PENDING</b>	from 04/19/2023 on \$64911.96	David L. Wetsch 699 Walnut Street, Suite 1600 Des Moines, Iowa 50309-3986
<b>Date:</b>	<b>Sheriff</b>	<b>Deputy</b>		
5/11/23	Thomas E. Kriegel Poweshiek County <b>Website:</b> www.poweshiekcounty.org	 79-12 Travis Foster		
				(515) 246-3986