Notice of Sheriff's Levy and Sale

Grundy County Sheriffs Office • 705 8th Street, Grundy Center, IA 50638 • (319) 824-6933

IN THE IOWA DISTRICT COURT FOR GRUNDY COUNTY

STATE OF IOWA)
) **SS**
GRUNDY COUNTY)

Docket No. (Sale No.) 25-0031(1)
Court No. EQCV060234

Special Execution

PLAINTIFF: PENNYMAC LOAN SERVICES, LLC,

vs.

DEFENDANT: DENNIS GROOM; AMY GROOM AND STATE OF IOWA - In Rem

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 Property to satisfy the judgment. The property to be sold is:

The South 100 feet of Lots 9 and 10 in Block 4 of Kerr's Addition to the Town (now City) of Grundy Center, Iowa, EXCEPT the West 9 feet of the south 100 feet of Lot 9 of Block 4 of Kerr's Addition to the Town of Grundy Center, Iowa

Street Address 1007 7th St., Grundy Center, Iowa 50638

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

Date of Sale	Time of Sale	Place of Sale
04/08/2025	10:00 AM	Grundy County Sheriff's Office 705 8th Street,Grundy Center-IA 50638 Phone (319)824-6933

☑ 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.

☑ 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 applicable.

Judgment Amt	Costs	Accruing Costs	Interest	Attorney
$135,465.55	$772.44	PLUS	5.25% of $129,422.19 from 08/10/2023 = $11,299.62	Matthew E Laughlin (515) 288-2500

Date	Sheriff	Deputy
01/20/2025	Kirk A. Dolleslager	By: Deputy Zach Tripp