

**NOTICE OF SHERIFF'S LEVY AND SALE  
IN THE IOWA DISTRICT COURT FOR BUENA VISTA COUNTY**

AURORA LOAN SERVICES, LLC

} COURT CASE # EQCV026991  
BUENA VISTA COUNTY

VS.

Plaintiff(s),

Special Execution     General Execution     Other

FARQUHAR JERRY DOUGLAS  
BENEFICIAL IOWA INC  
H & R ACCOUNTS, INC

FARQUHAR PENNY SUE  
AAA COLLECTIONS INC

Defendant(s)

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) to satisfy the judgment. The property to be sold is

Real Estate  
 Personal Property  
 Described Below  
 On Attached Sheet

SEE ATTACHED

Location of Property: 921 THOMAS STREET, SIOUX RAPIDS, IOWA 50585

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

Date of Sale 4/13/2010    Time of Sale 10:00    Place of Sale BUENA VISTA COUNTY SHERIFF OFFICE  
411 EXPANSION BLVD    STORM LAKE    IA

- 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 sale of real estate, defendant may redeem the property within        days.
- 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 Amount	Accrued Costs	Costs	Interest	Sheriff's Fee's
\$53,235.09	PLUS	\$1,322.00	\$7,974.32	Pending

Date 2/19/2010

GARY LAUNDERVILLE  
BUENA VISTA COUNTY SHERIFF

Attorney  
SARCONE JAMES V  
666 WALNUT ST  
2000  
DES MOINES        IA 50309-3989  
(515) 243-7100

By Sgt. Mark Doyle

A PARCEL OF LAND LOCATED IN LOT ELEVEN (11) OF AUDITOR'S SUBDIVISION OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION SEVEN (7), TOWNSHIP NINETY-THREE (93) NORTH, RANGE THIRTY-SIX (36) WEST OF THE FIFTH P.M., BUENA VISTA COUNTY, IOWA, ASSUMING THAT THE WEST LINE OF THE SAID NE 1/4 IS A TRUE NORTH TO SOUTH LINE AND DESCRIBED AS FOLLOWS: Commencing at the Northwest (NW) corner of the NE 1/4 of said Section 7; thence S 0°00" E upon the West line of the said NE 1/4 951.56 feet to the point of beginning; thence S 84°29' E 181.00 feet; thence N 0°00" E 171.00 feet to the centerline of the public highway; thence S 84°29' E upon the said centerline 42.43 feet; thence S 79°25' E 180.00 feet; thence S 38°00' E 137.48 feet; thence S 06°50'24" W 376.53 feet; thence N 89°24'32" W 439.16 feet to the West line of the said NE 1/4; thence N 0°00" W upon the West line of the said NE 1/4 361.19 feet to the point of beginning. The area of this parcel is 4.620 acres, including 0.273 acres of established public highway, EXCEPT THE FOLLOWING DESCRIBED PARCEL:

A TRACT OF LAND LOCATED IN LOT ELEVEN (11) OF THE AUDITOR'S SUBDIVISION OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION SEVEN (7), TOWNSHIP NINETY-THREE (93) NORTH, RANGE THIRTY-SIX (36) WEST OF THE 5TH P.M., BUENA VISTA COUNTY, IOWA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: Beginning at an iron pin purported to monument a position lying South 00°00'00" East of, and 951.56 feet distant from, the Northwest (NW) Corner of the NE 1/4 of said Section 7, as shown on a plat of survey recorded in Misc. Bk. 30, Pg. 115 in the office of the Buena Vista County Recorder; thence on a previously recorded bearing of South 84°29'00" East, 181.00 feet; thence South 00°00'00" East, 91.18 feet to a fence line; thence North 87°53'46" West, along said fence line, 180.28 feet to the West line of said NE 1/4; thence North 00°00'00" West, along said West line, 101.96 feet to the point of beginning. Tract contains 0.40 Acres and is subject to all easements of record.