

**Notice of Sheriff's Levy and Sale
IN THE IOWA DISTRICT COURT IN AND FOR CEDAR COUNTY**

STATE OF IOWA
CEDAR COUNTY

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Iowa District Court Cedar County

Case #: **EQCV036850**

Civil #: **23-000662**

NATIONSTAR MORTGAGE LLC
VS

TAMARA J DRAGOVICH; THOMAS D DRAGOVICH; STATE OF IOWA,
CHILD SUPPORT RECOVERY UNIT; UNKNOWN SPOUSE, IF ANY, OF
TAMARA J DRAGOVICH; UNKNOWN SPOUSE, IF ANY, OF THOMAS D
DRAGOVICH; PARTIES IN POSSESSION;

- 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

UNIT 109 LOCATED ON LOTS 2 AND 3, NORTHRIDGE SUBDIVISION TO WEST BRANCH, CEDAR COUNTY, IOWA, ACCORDING TO THE DECLARATION OF SUBMISSION OF PROPERTY TO HORIZONTAL REGIME ESTABLISHING A PLAN FOR CONDOMINIUM OWNERSHIP OF PREMISES RECORDED IN BOOK 342 ON PAGE 281-336 IN THE CEDAR COUNTY RECORDER'S OFFICE MORE ACCURATELY DESCRIBED AS: UNIT 109 LOCATED ON LOTS 2 AND 3, NORTHRIDGE SUBDIVISION TO WEST BRANCH, CEDAR COUNTY, IOWA, ACCORDING TO THE DECLARATION OF SUBMISSION OF PROPERTY TO HORIZONTAL REGIME ESTABLISHING A PLAN FOR CONDOMINIUM OWNERSHIP OF PREMISES RECORDED IN BOOK 342 ON PAGES 281-336 IN THE CEDAR COUNTY RECORDER'S OFFICE

Property Address: **109 NORTHRIDGE DRIVE, WEST BRANCH, IOWA 52358**

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

Sale Date Sale Time Place of Sale

01/23/2024 10:00 CEDAR COUNTY LAW ENFORCEMENT CENTER, 711 E SOUTH ST, TIPTON, IA 52772

- 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.

PLUS INTEREST ON \$40,931.97 @ 6.75% FROM APRIL 1, 2023 TO JAN 23, 2024 297 DAYS

Judgment Amount \$ 40,931.97	Costs \$ 6,068.93	Accruing Costs PLUS	Interest \$ 0.00	Sheriff's Fees Pending	Attorney ANDI K DYAR 4601 WESTOWN PKWY, SUIT WEST DES MOINES, IA 50266 (515)223-7325
Date 11/29/2023	WARREN M. WETHINGTON CEDAR COUNTY SHERIFF				