

Notice of Sheriff's Levy and Sale

STATE OF IOWA, Cerro Gordo COUNTY, ss. Court Case #EQCV074301

To: Nathan K. Nielson; Britny Wanita Lynn Brand; United States of America, Secretary of Housing and Urban Development; State of Iowa, Child Support Recovery Unit; Unknown spouse, if any, of Nathan K. Nielson; Parties in Possession, et al.

You are hereby notified that by virtue of a special execution, to me directed, and issued out of the office of the Clerk of the District Court of the State of Iowa, within and for Cerro Gordo County, upon a judgment rendered in said Court in favor of Lakeview Loan Servicing, LLC and against Nathan K. Nielson, In Rem for the sum of ONE HUNDRED SIXTEEN THOUSAND FIVE HUNDRED FIFTY-NINE & 64/100 (\$116,559.64) Dollars, debt, and TWO HUNDRED FIFTY-FIVE & 00/100 (\$255.00) Dollars, costs, and TWO THOUSAND SEVEN HUNDRED & 00/100 (\$2,700.00) Dollars, attorney's fees, I have levied upon the following described Real Estate In Rem to wit:

Lots Twelve (12) and Thirteen (13) in Hoyt's First Addition to Mason City, Iowa
Local Address: 1109 12th Street NW, Mason City, Iowa

and on the 15th day of July, 2025, at 10:00 o'clock AM, at the front door of the Cerro Gordo County Law Enforcement Complex, 17262 Lark Avenue, Mason City, Cerro Gordo County, Iowa, I will proceed to sell the same in satisfaction of said execution, together with all legal costs accruing.

☐ Redemption: After sale of real estate, may redeem the property within
☒ This sale is 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.

Dated at the Sheriff's Office in Mason City, Iowa, this 12th day of May, 2025.

Terms of Sale: Cash, Certified Check or Receipt on Judgment.

Richard Reinblatt
SouthLaw, P.C.
10855 W Dodge Road, Suite 250
Omaha, Nebraska 68154
Attorneys for the Plaintiff

David Hepperly
Sheriff of Cerro Gordo County, Iowa

By 
Lon Johnson, Lieutenant Sheriff