

Notice of Sheriff's Levy and Sale

STATE OF IOWA, Cerro Gordo COUNTY, ss. Court Case #EQCV074180

To: Stephen Lee Rockwell, Sr., Midland Credit Management, Inc., State of Iowa (Department of Revenue), United States of America (Department of the Treasury-Internal Revenue Service), All Known and Unknown Heirs, Devisees, Legatees Thereof and Creditors or Other Persons Claiming, or Who May Claim, any Right, Title and Interest in, or Claim Against, the Estate of Stephen L. Rockwell, Sr. (Deceased March 3, 2024), and All Heirs, Assigns, Grantees, Legatees, Devisees and all Beneficiaries of Each and all of the Above-Named Defendants, and Parties in Possession

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 Cent Credit Union and against Stephen Lee Rockwell, Sr., In Rem for the sum of Count One -THIRTY-TWO THOUSAND SEVEN HUNDRED THIRTEEN & 07/100 (\$32,713.07) Dollars, and Count Two - TWENTY THOUSAND FIVE HUNDRED THIRTY-SIX THOUSAND & 11/100 (\$20,536.11) debt, and (\$0.00) Dollars, costs, and Count One - EIGHT THOUSAND NINE HUNDRED FOURTEEN & 72/100 (\$8,914.72) Dollars, attorney's fees, I have levied upon the following described Real Estate In Rem to wit:

Lot one (1) in Reynolds Second Addition to Mason City, Iowa and that Portion of the Vacated East-West Alley Between Thogerson's Addition to Mason City, Iowa, and Reynolds Second Addition to Mason City, Iowa, Except the North Eight (8) Feet Thereof, Lying Directly North of and Abutting Lot One (1) in Reynolds Second Addition to Mason City, Iowa

Local Address: 1008 N Hampshire Avenue, Mason City, Iowa 50401

and on the 22nd day of April, 2025, at 10:00 o'clock A.M., 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, defendant 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 7th day of February, 2025.

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

Joseph E. Schmall
Bradley & Riley PC
2007 First Avenue SE, PO Box 2804
Cedar Rapids, Iowa 52406-2804
Attorneys for the Plaintiff

David Hepperly
Sheriff of Cerro Gordo County, Iowa

By 
Lon Johnson, Lieutenant Sheriff