NOTICE OF SHERIFF'S LEVY AND SALE

IN THE IOWA DISTRICT COURT FOR WAPELLO COUNTY

COURT CASE #**EQEQ114787**
WAPELLO COUNTY

☒ **Special Execution**
☐ **General Execution**
☐ **Other**

MIDFIRST BANK
Plaintiff(s)

VS.

CHRISTINA M. PADAVICH, SPOUSE OF CHISTINA M. PADAVICH, IF ANY AND PARTIES IN POSSESSION
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 the defendant(s)

☒ **Real Estate** ☐ **Personal Property** ☒ **Described Below** ☐ **On Attached Sheet**

to satisfy the judgment. The property to be sold is
JUDGMENT IN REM

The South One-third of the East Half of Lot Sixteen (16) in M.J. Williams Fifth Addition to the City of Ottumwa, Wapello County, Iowa. ALSO The Middle 55 feet of the East Half of Lot 16 of Williams Fifth Addition to the City of Ottumwa, Iowa, being the South Half of the North 2/3rds of the East Half of Lot 16.

Local Address: 545 S. Moore Street, Ottumwa Iowa

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

Date of Sale: 10/07/2026 **Time of Sale: 10:00 A.M.** **Place of Sale: 330 W. 2nd Street 2ND Floor, Wapello Co Sheriff's Office**

☐ Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed ½ 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, the defendant may redeem the property within _____
☒ This is not subject to redemption.
☒ Property exemption: Certain money or property may be exempt. Contact your property attorney to review specific provisions of the law and file appropriate notice, if applicable.

Judgment Amount $17,563.92 Costs $7,597.73 **Accruing Costs Pending** **Interest $200.24**

% from 3.375% 06/22/2026 **Attorney: BENJAMIN W. HOPKINS**

Date: 07/22/2026

/s/ Donald Phillips
Donald Phillips, Sheriff
Wapello County, Iowa