

PUBLIC NOTICE

IN THE IOWA DISTRICT COURT FOR IDA COUNTY

COMMUNITY LOAN SERVICING,
LLC

F/K/A BAYVIEW LOAN
SERVICING, LLC

Plaintiff

vs.

HEIDI KEIL, ADMINISTRATOR OF
THE NANCY PEARSON ESTATE;
HEIDI KEIL, INDIVIDUALLY
AND AS HEIR AT LAW OF THE
NANCY PEARSON ESTATE;
SPOUSE OF HEIDI KEIL; WADE
ALBUS, INDIVIDUALLY AND AS
HEIR AT LAW OF THE NANCY
PEARSON ESTATE; SPOUSE
OF WADE ALBUS; AMANDA
STINER, INDIVIDUALLY AND AS
HEIR AT LAW OF THE NANCY
PEARSON ESTATE; SPOUSE
OF AMANDA STINER; ANITA
VOEGLER, INDIVIDUALLY AND
AS HEIR AT LAW OF THE NANCY
PEARSON ESTATE; SPOUSE
OF ANITA VOEGLER; STACEY
OERMAN, INDIVIDUALLY AND
AS HEIR AT LAW OF THE NANCY
PEARSON ESTATE; SPOUSE OF
STACEY OERMAN; PARTIES IN
POSSESSION

Defendants

CASE NO. EQCV016465
ORIGINAL NOTICE
TO THE ABOVE-NAMED
DEFENDANTS:

Amanda Stiner, individually and as
heir at law of the Nancy Pearson
Estate

Spouse of Amanda Stiner

You are notified that a petition has
been filed in the office of the clerk

of this court, naming you as the
defendant in this action. Which
petition prays for Foreclosure of
a First Mortgage Lien held by the
Plaintiff against the real estate
legal described as follows:

THE FOLLOWING DESCRIBED
REAL ESTATE IN IDA COUNTY,
IOWA: A PARCEL OF LAND
LOCATED IN THE S $\frac{1}{2}$ OF
SECTION 18, TOWNSHIP 89
NORTH, RANGE 41, WEST OF
THE 5TH P.M., IDA COUNTY,
IOWA, FURTHER DESCRIBED
AS FOLLOWS: COMMENCING
AT THE W $\frac{1}{4}$ CORNER OF SAID
SECTION 18; THENCE DUE
EAST 2,385.0 WEST ALONG
THE QUARTER SECTION LINE
TO THE POINT OF BEGINNING;
THENCE DUE SOUTH 72.84
FEET; THENCE S 27 DEG. 35 MIN.
E. 70.0 FEET; THENCE S 58 DEG.
17 MIN. E. 75.0 FEET; THENCE S
88 DEG. 20 MIN. E 195.8 FEET;
THENCE DUE NORTH 180.0
FEET TO A POINT ON THE
SAID QUARTER SECTION LINE;
THENCE DUE WEST 292.0 FEET
TO THE POINT OF BEGINNING.
SAID PARCEL CONTAINS 1.10
ACRES, MORE OR LESS,
INCLUDING 0.22 ACRE FOR
A PUBLIC ROAD EASEMENT,
ALSO SUBJECT TO ANY OR
ALL OTHER EASEMENTS OF
RECORD.

The attorney for the plaintiff(s)
is Cunningham & Kelso, P.L.L.C.
whose address is 2830 100th
Street, Suite 106, Urbandale,
Iowa, 50322. That attorney's

phone number is 515-278-4200;
facsimile number 515-278-4655.

You are further notified that
the above case has been filed in
a county that utilizes electronic
filing. You must serve a motion or
answer on or before the 24th day of
August, 2021, within a reasonable
time thereafter file a motion or
answer, in the Iowa District Court
for Ida County, at the courthouse
in Ida Grove, Iowa. If you do
not, judgment by default will be
rendered against you for the relief
demanded in the petition. Please
see Iowa Court Rules Chapter 16
for information on electronic filing
and Iowa Court Rules Chapter 16,
division VI regarding the protection
of personal information in court
filings.

If you need assistance to
participate in court due to a
disability, call the disability
coordinator at 712-279-6035.
Persons who are hearing or
speech impaired may call Relay
Iowa TTY (1-800-735-2942).
Disability coordinators cannot
provide legal advice.

(SEAL)

CLERK OF COURT
IDA COUNTY COURTHOUSE
IDA GROVE, IOWA, 51445
IMPORTANT

YOU ARE ADVISED TO SEEK
LEGAL ADVICE AT ONCE TO
PROTECT YOUR INTERESTS.

(Published in the Ida County Courier on
Wednesday, July 21, 2021)