Notice of Sheriff's Levy and Sale

IN THE IOWA DISTRICT COURT IN AND FOR TAMA COUNTY

STATE OF IOWA
TAMA COUNTY }

Iowa District Court Tama County
Case #: **EQCV009194**
Civil #: **26-000796**

FREEDOM MORTGAGE CORPORATION
VS
ADAM BECKER; SPOUSE OF ADAM BECKER; CAPITAL ONE, N.A., SUCCESSOR BY MERGER TO DISCOVER BANK; AND DUPACO COMMUNITY CREDIT UNION

- [X] 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)

- [X] Real Estate
- [ ] Personal Property
- [X] Described Below
- [ ] On attached sheet:

To satisfy the judgment. The Property to be sold is

LOT 12, BLOCK 23, TRAER, IOWA

Property Address: **706 4TH ST, TRAER, IA**

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

Sale Date	Sale Time	Place of Sale
12/22/2026	**09:00**	**TAMA COUNTY COURTHOUSE - 1ST FLOOR, 100 W HIGH ST, TOLEDO,IA 52342**

- [ ] 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 _____
- [X] 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.

Judgment Amount	Costs	Accruing Costs	Interest	Sheriff's Fees
$ 63,838.53	$ 8,350.65	PLUS	$ 1,334.05	Pending

Date 10/30/2026
CASEY SCHMIDT
TAMA COUNTY SHERIFF

Attorney
JANELLE EWING
376 E 400 S STE 300
SALT LAKE CITY, UT 84111
(801)355-2886