

**NOTICE OF SHERIFF'S LEVY AND SALE**

**In the Iowa District Court for Story County**

THE BANK OF NEW YORK MELLON FKA THE BANK OF  
NEW YORK, AS TRUSTEE FOR THE  
CERTIFICATEHOLDERS CWAB, INC., ASSET-BACKED  
CERTIFICATES, SERIES 2006-23

Plaintiff(s)

VS.  
JEFFREY FREDREGILL

Defendant(s)

STORY COUNTY

COURT CASE # EQCV045395

SHERIFF'S #09005025

NOTICE OF SHERIFF'S LEVY AND SALE

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) rights title and interest to satisfy the judgment. The property to be sold is real estate

LOT NINE (9) AND THE NORTH 16 FEET OF LOT EIGHT (8) IN BLOCK 5, ORIGINAL TOWN OF COLLINS, IOWA

Locally known as: 206 1ST AVENUE COLLINS, IA 50055-

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

**Date of Sale: February 9, 2010 Time of Sale 11:30 AM.** Location of Sale: Story County Justice Center, 1315 S B Avenue, Nevada, Iowa.

**Judgment Amt: \$59,524.72 + pending & accrued costs, Court Costs: \$ 365.00, Interest: 12.2% from 11/16/09**

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: NONE

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 applicable.

Attorney: BENJAMIN HOPKINS  
PETOSA PETOSA & BOECKER  
1350 NW 138TH STREET  
SUITE 100  
CLIVE, IA 50325-8308  
(515)222-9400

\_\_\_\_\_  
Paul H. Fitzgerald  
Story County Sheriff

By JEP