

PUBLIC NOTICE
City of Sigourney • Claims 12.4.2024

Table listing various services and their costs for the City of Sigourney, including items like Access-Copier, Arnold Motor-Supplies, Atwood Electric-Services, etc.

PUBLIC NOTICE
City of Sigourney • October 2024 Revenues

Table listing October 2024 revenues for the City of Sigourney, including items like General, Memorial Hall Restoration, Library, Road Use, Employee Benefits, etc.

PUBLIC NOTICE
Keokuk Co BOS • Minutes 11.25.2024

KEOKUK COUNTY BOARD PROCEEDINGS
NOVEMBER 25, 2024
The Keokuk County Board of Supervisors met in regular session, Monday, November 25, 2024, in the Board Room of the Courthouse. Present were: Michael C. Hadley, Daryl Wood, Fred Snakenberg and Christy Bates, Auditor. Wood moved, Snakenberg seconded to approve the agenda. All ayes and motion carried. Also present was Casey James, News-Review. Snakenberg moved, Wood seconded to approve the minutes for November 18, 2024 as submitted. All ayes and motion carried. Met with Engineer McGuire regarding the Keokuk County Highway. Andy informed he will be gone next week to County Engineer's Conference. Andy will be gone Iowa County Engineer's Association (ICEA) President the first of the year with the goal to compile a committee to create a strategic plan for the ICEA. Wood moved, Snakenberg seconded approval of 28E Agreement with Jefferson County regarding maintenance of portable traffic signals under a Traffic Safety Improvement Program Grant from the Iowa Department of Transportation as submitted. All ayes and motion carried. Snakenberg moved, Wood seconded award Delong Construction (low bid) \$1,275,508.07 contract for project number FM-C054 (122) -55-54 multiple location culvert replacement project on County Route V45 from Highway 92 North to Highway 22 as submitted. All ayes and motion carried. Other bids were received: Peterson Contractors - \$1,322,065.70; Steele Excavating - \$1,432,780.14; Progressive Structures - \$1,583,871.94; Reilly Construction - \$1,610,181.48; Boomerang Corp - \$1,667,431.32; Jay-R Corp - \$1,719,060.41; S2 Construction - \$1,909,375.91. Start date is April 7, 2025 with 140 working days. Various Board and Committee reports were held. Wood attended HIPAA, RUSS and 1015 Transit meetings. Hadley attended a Semco meeting. Snakenberg had no scheduled meetings last week. Discussion of old/new business and public comment was held. Bates informed the Miller-Meeks / Bohannon recount will be held on Wednesday, November 27, 2024 at 9:00 a.m. in the Courtroom. On vote and motion Hadley adjourned the meeting at 9:40 a.m. The above and foregoing information is a summary of the minutes taken at the above mentioned meeting. The full and complete set of minutes is available at the Keokuk County Auditor's Office and www.keokukcounty.iowa.gov. Approved Michael C. Hadley, Daryl Wood, Fred Snakenberg Published in The News-Review on December 11, 2024

PROBATE
DONNA JEAN COBLE ESPR038583

IN THE IOWA DISTRICT COURT IN AND FOR KEOKUK COUNTY (PROBATE DIVISION)
IN THE MATTER OF THE ESTATE OF DONNA JEAN COBLE, Deceased.
Probate No. ESPR038583
NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITOR
To All Persons Interested in the Estate of DONNA JEAN COBLE, Deceased, who died on or about November 5, 2024:
You are hereby notified that on November 18, 2024, the last will and testament of Donna J. Coble deceased, bearing the date of April 17, 2017, was admitted to probate in the above named court and that Carolyn Cuvar was appointed executor of the estate. Any action to set aside the will and/or codicil must be brought in the district court of said county within the later to occur of four months from the date of the second publication of this notice or one month from the date of mailing of this notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred. Notice is further given that all persons indebted to the estate are requested to make immediate payment to the undersigned, and creditors having claims against the estate shall file them with the clerk of the above named district court, as provided by law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the date of the second publication of this notice or one month from the date of mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated November 25, 2024. Date of second publication: December 11, 2024 Carolyn Cuvar 1890 Hunter School Ave Keyesport, IL 62235 Dustin D. Hite, ICIS PIN No: AT0010176 Heslinga Law Firm 118 North Market Oskaloosa, Iowa 52577 Attorneys for Executor Published in The News-Review on December 4 and 11, 2024

IN THE IOWA DISTRICT COURT OF KEOKUK COUNTY
United States Secretary of Agriculture Plaintiff, vs. Terry G. Schwab; Unknown Spouse, if any, of Terry G. Schwab; Parties in Possession; State of Iowa, et al. Defendants. EQUITY NO: EQEQ041516 ORIGINAL NOTICE FOR PUBLICATION

You are notified that a petition has been filed in the office of this court naming you as a defendant in this action. The petition was filed on October 15, 2024, and prays for foreclosure of Plaintiffs Mortgage in favor of the Plaintiff on the property described in this notice and judgment for the unpaid principal amount of \$41,584.04, with 2.875% per annum interest thereon from November 7, 2022, together with late charges, advances and the costs of the action including (but not limited to) title costs and reasonable attorney's fees, as well as a request that said sums be declared a lien upon the following described premises from October 7, 2016, located in Keokuk county, Iowa: Lots 13 and 14 in Block 13 in the First Railroad Addition to the City of What Cheer, Keokuk County; and also beginning at the northwest corner of Lot 13 in block 13 in the first railroad addition to the City of What Cheer, thence North 46 feet, thence East one hundred and 26 feet, thence south 46 feet, thence west one hundred and 26 feet to beginning; all being in the northwest quarter of the southwest quarter of section Ten, Township 76 north, Range 13 west of the 5th Principal Meridian, in Keokuk County, Iowa, commonly known as 405 E Broadway St, What Cheer, IA 50268 (the "Property") The petition further prays that the Mortgage on the above described real estate be foreclosed, that a special execution issue for the sale of as much of the mortgaged premises as is necessary to satisfy the judgment and for other relief as the Court deems just and equitable. For further details, please review the petition on file in the clerk's office. The Plaintiffs attorney is Richard Reinblatt, of South-Law, P.C.; whose address is 10855 W Dodge Road, Suite 250, Omaha, NE 68154. NOTICE The plaintiff has elected foreclosure without redemption. This means that the sale of the mortgaged property will occur promptly after entry of judgment unless you file a written demand with the court to delay the sale. If you file a written demand, the sale will be delayed until twelve months (or six months if the petition includes a waiver of deficiency judgment) from the entry of judgment if the mortgaged property is your residence and is a one-family or two-family dwelling or until two months from entry of judgment if the mortgaged property is not your residence or is your residence but not a one-family or two-family dwelling. You will have no right of redemption after the sale. The purchaser at the sale will be entitled to immediate possession of the mortgaged property. You may purchase at the sale. You must serve a motion or answer on or before 14th day of January, 2025, and within a reasonable time thereafter, you must file your motion or answer with the Clerk of Court for Keokuk County, at the county courthouse in Sigourney, Iowa. If you fail to respond, judgment by default may be rendered against you for the relief demanded in the petition. If you require the assistance of auxiliary aids or services to participate in a court action because of a disability, immediately call your District ADA Coordinator at 641-326-6502. If you are hearing impaired, call Relay Iowa TTY at 1-800-735-2942. This case has been filed in a county that utilizes electronic filing. You may find more information and general rules governing electronic filing in Iowa Court Rules Chapter 16. You may find information concerning protection of personal information in court filings in Iowa Court Rules Chapter 16, Division VI. By: CLERK OF THE ABOVE COURT Keokuk County Courthouse 101 South Main Street, Sigourney, IA 52591 IMPORTANT: YOU ARE ADVISED TO SEEK LEGAL ADVICE AT ONCE TO PROTECT YOUR INTERESTS. Published in The News-Review on December 4, 11, and 18, 2024

PUBLIC NOTICE
City of Sigourney • Minutes 11.20.2024

SIGOURNEY CITY COUNCIL MINUTES
The following are summarized minutes of the regular City Council meeting of November 20, 2024. The Sigourney City Council met in regular session in the Council Chambers at City Hall on Wednesday, November 20, 2024, with Mayor Morlan presiding and the following Council members answering roll call: Clark, Conrad, McLaughlin, Iosbaker, Lentz and Schultz. Others present were: Steve Shetter, Steve Shetter Media; Casey James, Sigourney News Review; Brent Gilliland, Public Works Director II; Ben Brubaker; Kadie Conrad, Deputy City Clerk; and Ashley Fry, City Clerk. The meeting was called to order at 6:00 p.m. Conrad moved, seconded by Clark, to approve the tentative agenda with the removal of item 11-A. Roll call vote Ayes: 6. McLaughlin moved, seconded by Conrad, to approve the following items on the Consent Agenda: Library Account Payable Claims in the amount of \$4,030.57; Annual Interest payments for General Obligation Bonds and Revenue Bonds; Display ad for Snow removal; Display ad for Soccer Director; the Credit Card Report; and the time and place for the December 4, 2024 Council Meeting will be 6:00 p.m. at City Hall. Roll call vote Ayes: 6. Conrad moved, seconded by Schultz, to approve item 2-A on the Consent Agenda: Minutes of Regular Council Meeting on November 6, 2024. Roll call vote Ayes: 5, Abstain: 1. Conrad moved, seconded by McLaughlin, to approve the remaining item on the Consent Agenda: Council Account payable Claims in the amount of \$35,698.93. Roll call vote Ayes: 6, Abstain: 1. Conrad seconded by Clark to not forgive the late fees and to stick with decision that was previously made in February 2022. Roll call vote Ayes: 6. Clark seconded by Conrad to approve placing a 1/2 page ad in the Keokuk County Visitors Guide with a price of \$650.00. Roll call vote Ayes: 6. Conrad seconded by Clark to move the January 1st, 2025 Council Meeting to January 2nd, 2025 with at start time of 6 P.M. Roll call vote Ayes: 6. McLaughlin moved, seconded by Conrad, to adjourn the meeting. Roll call vote Ayes: 6. The meeting was adjourned at 6:25 p.m. Jimmy Morlan, Mayor Ashley Fry, City Clerk Published in The News-Review on December 11, 2024

PUBLIC NOTICE
City of North English • Claims 11.11.2024

Table listing various claims for the City of North English, including items like FORCEMENT, IOWA ONE CALL, LOCATE SERVICES, IOWA RURAL WATER ASSOCIATION, etc.

PUBLIC NOTICE
City of North English • Minutes 12.4.2024

Year's Day. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Custer, seconded by Haugland, made a motion to give Isaac Frazier permission to make a small concrete pad at the end of Smoky Row Trail for a future picnic table as his Eagle Scout project. Strohmman indicated the city would provide materials for this. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Carter, seconded by Custer, made a motion to waive the current city utility bill incurred by Craig and Cassidy Kuhnle on a garage property they recently purchased if they agree to cap off the service lines in the next few weeks. The water is currently shut-off and has been for years due to an issue the previous owner had. Knipfer indicated they will need to see the lines are capped prior to backfilling. - Bonnie Romine addressed the council and shared a recap of the PINE activities over the past year and requested the same amount of funds that had been requested last fiscal year. - Ted Oswald shared information regarding a possible rifle pool near the recently installed Smoky Row Trail pedestrian bridge. Council gave him permission to investigate this. - O'Rourke, seconded by Garringer, made a motion to approve the presented health insurance renewal. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Custer, seconded by Garringer, made a motion to approve the Dollar General liquor license. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Garringer, seconded by Custer, made a motion to approve the upcoming renewal of the Main Street Pub liquor license. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Strohmman reported he is currently working with several property owners to clean up their front yards. - City Services: - Heyne shared the current Tyler Tech fundbalance software used by the city for accounting, payroll, and billing will no longer be supported starting mid-year 2025. New software will need to be purchased. - Heyne reported the auditors will be onsite next week for the FY24 audit. - Knipfer and Lee reported that mulch needs to be added at the lagoon. They've spoken to TNT about doing this work and is anticipated to be about \$4000. - Garringer, seconded by Haugland, made a motion to approve Nov. 6th Meeting Minutes. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, abstain; Custer, yes; O'Rourke, yes. - Haugland, seconded by O'Rourke, made a motion to approve the Treasurer's Report. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Garringer, seconded by Haugland, made a motion to approve December 2024 bills to be paid as indicated on the handout (\$42,671.03) plus any additional regular bills received after the meeting. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes. - Utility Report was shared; there was one small service line leak; Lee spoke on the lead service line inventory report. - Public Comments: None - Council Communications: Carter expressed gratitude for Knifer and Lee putting up the Main Street holiday decorations. Knipfer indicated the star might go up on Friday. - Meeting adjourned at 7:27 p.m. Tara Heyne, City Clerk/ Treasurer Published in The News-Review on December 11, 2024

PUBLIC NOTICE
United States Secretary v. Schwab 247723

NE 68154. NOTICE The plaintiff has elected foreclosure without redemption. This means that the sale of the mortgaged property will occur promptly after entry of judgment unless you file a written demand with the court to delay the sale. If you file a written demand, the sale will be delayed until twelve months (or six months if the petition includes a waiver of deficiency judgment) from the entry of judgment if the mortgaged property is your residence and is a one-family or two-family dwelling or until two months from entry of judgment if the mortgaged property is not your residence or is your residence but not a one-family or two-family dwelling. You will have no right of redemption after the sale. The purchaser at the sale will be entitled to immediate possession of the mortgaged property. You may purchase at the sale. You must serve a motion or answer on or before 14th day of January, 2025, and within a reasonable time thereafter, you must file your motion or answer with the Clerk of Court for Keokuk County, at the county courthouse in Sigourney, Iowa. If you fail to respond, judgment by default may be rendered against you for the relief demanded in the petition. If you require the assistance of auxiliary aids or services to participate in a court action because of a disability, immediately call your District ADA Coordinator at 641-326-6502. If you are hearing

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