

PUBLIC NOTICES

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Public Notice

SHELBY COUNTY BOARD OF SUPERVISORS
August 5, 2025

The Shelby County Board of Supervisors met in regular session at 9:00 A.M. in the Supervisors Chamber in the Courthouse with the following members present: Bryce Schaben, Charles Parkhurst, Mike Kolbe, and Taryn Knapp, Clerk.
Chairman, Bryce Schaben, asked that any conflict of interest be stated concerning any item on the agenda. None were stated.

It was moved by Parkhurst, seconded by Kolbe to approve the agenda. Motion carried unanimously.
It was moved by Kolbe, seconded by Parkhurst to approve the minutes of July 15th, 2025, motion carried unanimously.

It was moved by Kolbe, seconded by Parkhurst to approve the latest processed claims to be paid. Motion carried unanimously.

Engineer Chris Fredericksen asked the Supervisor's to consider approval of a 28E Maintenance Agreement with the City of Westphalia for shared ROW. This agreement reflects what is currently being done to maintain the shared ROW. Kolbe made a motion to approve the 28E Maintenance Agreement as presented, Parkhurst seconded the motion. Motion carried unanimously.

Fredericksen then asked the Supervisor's to consider approval of a ROW permit application for Nishna Valley REC. Parkhurst made a motion to approve the ROW permit application to bury lines on 2000th Street for Nishna Valley REC, Kolbe seconded the motion. Motion carried unanimously.

The Engineer then gave a report on projects throughout the county including the road grading project on F16 which has 3 1/2 miles left. Crews are still out blading and spot rocking and have stockpiled 28,000 tons to be used throughout the year.

Geralyn Greer, Recorder, presented her quarterly report of fees collected which showed a slight increase from last year at this time. Greer stated that the public can start renewing recreational vehicles in September and are due December 31st. Resident Turkey and Deer Licenses are available for purchase August 15th and youth licenses are available all season. Birth records in Iowa from 1984 forward are now available to all Counties.

Carolyn Blum, Treasurer, presented an abatement of taxes for property awarded to the City of Harlan by court order for parcel number 833134086090 in the amount of \$1,494.00. Kolbe made a motion to approve the Treasurer to apply the abatement, Parkhurst seconded the motion. Motion passed unanimously.

A second abatement of taxes for property awarded to the City of Portsmouth by court order for parcel number 832700001021 in the amount of \$538.00 was presented to the Supervisors. Parkhurst made a motion to approve the Treasurer to apply the abatement, Kolbe seconded the motion. Motion carried unanimously.

Blum then presented her semi-annual report for approval. Parkhurst made a motion to approve the Treasurer's semi-annual report, Kolbe seconded the motion. Motion carried unanimously.

A Treasurer's Office report was then given with updates on the June tax sales, increase in volume of customers over the last year, and CDLs taking extra time from staff, which includes a dual review. Tax statements are being calculated and will be sent out in mid-August.

Todd Valline's Chamber update included a reminder the back-to-school eye exams, the Harlan Library book sale, and the last day for the Harlan pool is August 10th.

Supervisor Committee reports included a correction from Supervisor Schaben on the Conservation cabin rentals. Schaben stated it should have been, buy 2 nights and get the 3rd night free.

No department head reports were given.

Auditor Taryn Knapp presented a liquor license application for Corley Community Club. Kolbe made a motion to approve the license application for Corley Community Club and Parkhurst seconded the motion. Motion carried unanimously.

The meeting was adjourned at 9:36 a.m.

Bryce Schaben, Chairman

ATTEST: Taryn Knapp

Clerk to the Board of Supervisors

PUBLICATION LIST

Table with 3 columns: Vendor Name, Payable Description, Total Payments. Includes entries for ADVANTAGE ADMINISTRATORS, AHLERS & COONEY PC, AMAZON CAPITAL SERVICES, BOMGAARS, BOUND TREE MEDICAL LLC, BOYSEN LAUNDRY SERVICES LLC, CARROLL CONTROL SYSTEMS INC, CHRISTOFFERSON PUMPING LLC, COVERT TRACK GROUP INC, CROGHAN, ROBERT, FIRST NATIONAL BANK OF OMAHA - IT, FIRST NATIONAL BANK OF OMAHA - JAIL, FIRST NATIONAL BANK OF OMAHA - SHERIFF'S OFFICE, HARLAN HAULING INC, HARLAN MUNICIPAL UTILITIES, HARLAN NEWSPAPERS, HARRISON COUNTY REC, HY-VEE INC, ID APPAREL, ISAC, ISACS, JOYCE, JAMIE, KASEYA US LLC, KEAST AUTO CENTER INC, KLINDT, DEAN, MATHESON TRI-GAS INC, MIDAMERICAN ENERGY, MYRTUE MEDICAL CENTER, NISHNABOTNA VALLEY REC, NORTHLAND SECURITIES INC, OCV, LLC, OFFICE STOP, PETERSEN FAMILY WELLNESS CENTER, PETERSEN, RYAN, PETERSCH, JOSEPH BRIAN, POTTAWATTAMIE COUNTY MEDICAL EXAMINER, RELIANCE STANDARD LIFE INSURANCE COMPANY, SCHABEN, BRYCE, SHELBY COUNTY STATE BANK, SIRCHIE ACQUISITION COMPANY LLC, SUPERNAL SYSTEMS LLC, DBA LIGHTBOX SYSTEMS, TARNEY, TED, TUMA, AMY, TYLER TECHNOLOGIES INC, ULINE, VERIZON WIRELESS, VISUAL EDGE IT, WESTERN IOWA MEDICAL, ZIEGLER INC.

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(Pub. August 8, 2025 - 148)

Public Notice

City of Panama
Summary of Ordinance:

The City Council approved Ordinance #2025-2 adjusting the garbage rate to \$21.50. For a full copy of the ordinance, make your request to City Hall, 111 Main Street Panama, Iowa.
By Order of the Council.

(Pub. TRIB August 12, 2025 - 7)

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Shelby County

Table with 10 columns: Beginning Treasurer's Balance, Total Revenues, Beginning Balance + Total Revenues, Total Expenses, Change in Outstanding, Ending Treasurer's Balance, Outstanding Bank Items, Outstanding Stamped Warrants. Includes entries for GENERAL BASIC, GENERAL SUPPLEMENTAL, DRUG FORFEITURE, COMMISSARY, INSURANCE REIMBURSEMENT, TIF FUNDS, CASE MANAGEMENT, MH/MR/DD, RURAL BASIC, RURAL SUPPLEMENTAL, JAIL ROOM AND BOARD, SECONDARY ROAD, FLOOD & EROSION, CONSERVATION-REAP, RECORDS MANAGEMENT, EMS OPERATIONS, CONSERVATION-LAND ACQUISITION, RECORDER'S ELECTRONIC TRANS FD, LOCAL GOVERNMENT OPIOID ABATEME, CAPITAL PROJECTS, ENVIRONMENTAL HEALTH, CONSERVATION, ARPA Fund, DEBT SERVICE, EMERGENCY MANAGEMENT AGENCY, EMA RESERVES, SAW TEAM FUND, E911 SERVICE FUND, E911 MISC, TRI-COUNTY HAZ MAT, SOLID WASTE AGENCY, ASSESSOR, ASSESSOR-SPECIAL APPRAISAL, HOSPITAL MAINTENANCE, AGRICULTURAL EXTENSION, HOTEL/MOTEL TAX FUND, M/H/S EMPOWERMENT AREA FUND, DISTRICT SCHOOL, MERGED AREA COLLEGES, CORPORATIONS, CITY SPECIALS, TOWNSHIPS, BANGS & TB ERADICATION, AUTO LICENSE, USE TAX, ANATOMICAL GIFT, TAX IN ADVANCE, UNAPPORTIONED TAX, MONIES & CREDITS, TAX SALE FUND, RECORDER'S ELECTRONIC FEE FUND, DOR-DEBT COLLECTION, CLERK-DEBT COLLECTION, PARTIAL HEALTH INSURANCE FUND, Old ARPA.

Report Totals:

Public Notice

IN THE IOWA DISTRICT COURT
FOR SHELBY COUNTY
Case # EQCV020782
ORIGINAL NOTICE

CITY OF HARLAN, Plaintiff,
vs.
CANDACE S. PERRY; UNKNOWN SPOUSE OF CANDACE S. PERRY; PARTY(ies) IN POSSESSION; SOUTHWEST IOWA HOUSING TRUST FUND.
TO ALL ABOVE-NAMED DEFENDANTS: You are notified that a petition has been filed in the office of the clerk of this court naming you as a defendant in this action, which petition prays for judgment of ownership awarding title to the property described in the caption herein and in paragraph 2 of the Petition to the City of Harlan, Iowa, free and clear of all claims, liens or encumbrances. The name and address of Plaintiff's attorney is Todd J. Argotsinger, of Salvo, Deren, Schenck, Gross, Swain & Argotsinger, P.C., 711 Court Street, P.O. Box 509, Harlan, IA 51537-0509. The attorney's phone number is (712) 755-3141 and facsimile number is (712) 755-3144.

You must serve a motion or answer on or before August 25, 2025, and within a reasonable time thereafter, file your motion or answer with the Clerk of Court for Shelby County, at the courthouse in Harlan, Iowa. If you do not, judgment by default may be rendered against you for the relief demanded in the petition.

You are further notified that the above case has been filed in a county that utilizes electronic filing. 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 require the assistance of auxiliary aids or services to participate in court because of a disability, immediately call your district ADA coordinator at 712-328A793. (If you are hearing impaired, call Relay Iowa TTY at 1-800-735-2942) Important: You are advised to seek legal advice to protect your interests.

(Pub. TRIB July 29, 2025 August 5, 2025 and August 12, 2025) - 53

Public Notice

IN THE IOWA DISTRICT COURT IN
AND FOR SHELBY COUNTY
ORIGINAL NOTICE FOR PUBLIC-
ATION

Case #: EQCV020779

NEW AMERICAN FUNDING, LLC, Plaintiff,
vs.
JASON ANDREW SEGEBAERT, CARI ANN SEGEBAERT, SECRETARY OF HOUSING AND URBAN DEVELOPMENT, LNVV FUNDING LLC, CROWN ASSET MANAGEMENT LLC, AND PARTIES IN POSSESSION, Defendants.
TO THE ABOVE-NAMED DEFENDANT(S): You are notified that a petition has been filed in the office of the clerk of this court, naming you as a defendant in this action, for foreclosure of the property legally described as: THE LAND IS DESCRIBED AS FOLLOWS:

LOT 1 OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 81 NORTH, RANGER 39 WEST OF THE 5TH P.M., SHELBY COUNTY, IOWA AND SUBJECT TO PUBLIC ROADS AS DESCRIBED IN SURVEY RECORDED AS INSTRUMENT NO. 2355-95, (Mortgaged Premises) due to a default in making contractual payments on a promissory note; for judgment in rem against the mortgaged premises for the principal amount of \$245,423.26 plus interest as provided in the Note and as may have been subsequently adjusted thereafter, fees, costs, and attorney's fees, for a declaration of the sum due as a lien on the premises, a declaration that the mortgage is prior and superior to all of the other liens on the property, for a special execution to issue for sale of the Mortgaged Premises at sheriff's sale, for the issuance of a writ of possession, for an appointment of a receiver upon plaintiff's application, and for such further relief the Court deems just and equitable.
FOR FURTHER PARTICULARS SEE THE PETITION NOW CONTAINED IN THE COURT FILE NOTICE.

THE PLAINTIFF HAS ELECTED FORECLOSURE WITHOUT REDEMPTION.

Iowa County Treasurer's Semi-Annual

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and information on electronic filing and division VI of Chapter 16 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 712-328-4793. Persons who are hearing or speech impaired may call Relay Iowa TTY (1-800-735-2942). Disability coordinators cannot provide legal advice.

IMPORTANT: YOU ARE ADVISED TO SEEK LEGAL ADVICE AT ONCE TO PROTECT YOUR INTERESTS. (Pub. TRIB August 12, 2025, August 19, 2025 and August 26, 2025 - 126)



10 Reasons to Read the Harlan Newspapers

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