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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,

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 mo-

tion. 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 ½ 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 mo-

tion to approve the Treasurer's simi-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 Schahen Chairman ATTEST: Taryn Knapp Clerk to the Board of Supervisors PUBLICATION LIST

OCV, LLC

OFFICE STOP

PETERSEN, RYAN.

PETSCHE, JOSEPH BRIAN

POTTAWATTAMIE COUNTY

MEDICAL EXAMINER

0001 - GENERAL BASIC

4050 - SOLID WASTE AGENCY

8500 - PARTIAL HEALTH INSURANCE FUND

	.Payable DescriptionTotal Pay	yments
ADVANTAGE ADMINISTRATORS	.HRA CONTRIBUTIONS &	
	MAINTENANCE FEES	3,459.69
AHLERS & COONEY PC	MAINTENANCE FEES	2,373.08
AMAZON CAPITAL SERVICES	.SUPPLIES & UNIFORM EXPENSE	295.76
BOMGAARS	.SUPPLIES & EQUIPMENT	238.98
BOUND TREE MEDICAL LLC	.VOLUNTEER PROGRAM, MEDICAL	
	SUPPLIES/EQUIPMENT & GRANT	
	EXPENSE	5,917.69
BOYSEN LAUNDRY SERVICES LLC	.RUG CLEANING	79.00
	.A/C REPAIRS	
CHRISTOFFERSON PUMPING LLC	.PUMPING SERVICES	225.00
	.ANNUAL TRACKING SERVICE	
CROGHAN, ROBERT	.WATER/WELL GRANT	1,000.00
FIRST NATIONAL BANK OF		
OMAHA - IT	.PROF. DEV. & IT SOFTWARE	
	SUBSCRIPTIONS & SERVICES	3,899.60
FIRST NATIONAL BANK		
OF OMAHA - JAIL	.PROF.DEV., INMATE MEALS, GROCERIES	S,
	UNIFORMS, SUPPLIES & EQUIPMENT	3,553.37
FIRST NATIONAL BANK		
OF OMAHA -SHERIFF'S OFFICE	.PROF. DEV., UNIFORMS, FUEL, POSTAGI	E
	& SUPPLIES	2,115.47
HARLAN HAULING INC	TRASH REMOVAL SERVICE	729.00
HARLAN MUNICIPAL LITILITIES	INTERNET LITH ITIES & GENERAL	
	ASSISTANCE	7,500.03
	.PUBLICATIONS	
	.ELECTRICITY	
	.INMATE MEALS & MEDICAL EXPENSES .	
	.UNIFORM EXPENSE	
	.PROFESSIONAL DEVELOPMENT	
	.FY2026 MEMBERSHIP DUES	
	.VEHICLE LETTERING	
	.BACKUP SOFTWARE	
	VEHICLE REPAIRS & MAINTENANCE	
	.WATER/WELL GRANTS	
	.MEDICAL SUPPLIES	
	.UTILITIES	
	.MEDICAL SUPPLIES & DRUG SCREENIN	
	.ELECTRICITY	
	.ANNUAL DISCLOSURE FILING FEE	
	A MINITAL DUDI IC MOTIFICATION	

..ANNUAL PUBLIC NOTIFICATION

.MEDICAL EXAMINER EXPENSE

..PLOTTER & COPY PAPER.

CENTER MEMBERSHIPS

CUSTODIAL SUPPLIES

..ELECTRICAL FIXTURES

REIMBURSEMENT

APP SUPPORT

PETERSEN FAMILY WELLNESS CENTER COUNTY PORTION OF WELLNESS

RELIANCE STANDARD LIFE		
INSURANCE COMPANY	COUNTY PAID LIFE INSURANCE POLIC	IES.764.00
SCHABEN, BRYCE	MONTHLY OFFICE EXPENSE	
	REIMBURSEMENT	100.00
SHELBY COUNTY STATE BANK	ACH CHARGES	99.90
SIRCHIE ACQUISITION COMPANY LLC	SUPPLIES	445.33
SUPERNAL SYSTEMS LLC, DBA		
LIGHTBOX SYSTEMS	IT EQUIPMENT	2,757.00
TARNEY, TED	WATER/WELL GRANT	1,000.00
TUMA, AMY	PEST CONTROL	285.00
TYLER TECHNOLOGIES INC	ANNUAL SOFTWARE FEE	3,000.00
ULINE	EQUIPMENT	282.63
VERIZON WIRELESS	EQUIPMENT & TELEPHONE SERVICE	1,303.68
VISUAL EDGE IT	COPY MACHINE EXPENSE	472.21
WESTERN IOWA MEDICAL	MEDICAL EQUIPMENT	75.00
ZIEGLER INC	PREVENTITIVE MAINTENANCE	
	AGREEMENT	4,158.97
Total:	//O/CEMENT	91,265.11
Fund Summary		
Fund	Evnence	Amount

0002 - GENERAL SUPPLEMENTAL .706.42 0020 - SECONDARY ROAD 1,554.00 0026 - EMS OPERATIONS 17.784.51 0030 - LOCAL GOVERNMENT OPIOD ABATEMENT FUND 12,703.75 1500 - CAPITAL PROJECTS . 2,757.00 1505 - ENVIRONMENTAL HEALTH 5.306.96 1510 - CONSERVATION. ..3,272.17 1517 - ARPA Fund. 1,469.48 4000 - EMERGENCY MANAGEMENT AGENCY .1.614.86 4010 - E911 SERVICE FUND. .4,466.57

(Pub. August 8, 2025 - 148)

Public Notice City of Panama

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)



Public Notice

Beginning Balance +

Beginning



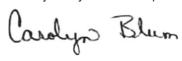
Iowa County Treasurer's Semi-Annual

For 01/01/2025 - 06/30/2025

Outstanding

	Treasurer's Balance	Total Revenues	Total Revenues	Total Expenses	Outstanding	Treasurer's Balance	Bank Items	Stamped Warrants
0001 - GENERAL BASIC	1,409,938.35	2,885,186.62	4,295,124.97	2,653,530.75	16,744.92	1,658,339.14	56,329.77	0.00
0002 - GENERAL SUPPLEMENTAL	439,583.31	1,563,709.34	2,003,292.65	1,371,785.77	-16,414.75	615,092.13	1,087.01	0.00
0004 - DRUG FORFEITURE	37,978.66	16.95	37,995.61	7,216.50	7,216.50	37,995.61	7,216.50	0.00
0005 - COMMISSARY	15,328.23	1,916.84	17,245.07	0.00	-1,000.00	16,245.07	0.00	0.00
0007 - INSURANCE REIMBURSEMENT	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0008 - TIF FUNDS	169,766.26	113,134.79	282,901.05	244,273.53	0.00	38,627.52	0.00	0.00
0009 - CASE MANAGEMENT	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0010 - MH/MR/DD	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0011 - RURAL BASIC	855,010.52	1,312,852.65	2,167,863.17	1,368,920.11	-7,516.29	791,426.77	676.47	0.00
0012 - RURAL SUPPLEMENTAL	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0015 - JAIL ROOM AND BOARD	27,267.60	1,763.72	29,031.32	0.00	0.00	29,031.32	0.00	0.00
0020 - SECONDARY ROAD	3,167,017.51	3,638,924.28	6,805,941.79	3,289,525.29	-114,469.95	3,401,946.55	22,626.16	0.00
0022 - FLOOD & EROSION	37,050.27	0.00	37,050.27	3,675.00	0.00	33,375.27	0.00	0.00
0023 - CONSERVATION-REAP	21,777.20	24.66	21,801.86	10,000.00	-970.53	10,831.33	0.00	0.00
0024 - RECORDS MANAGEMENT	23,180.49	1,237.57	24,418.06	1,184.37	0.00	23,233.69	0.00	0.00
0026 - EMS OPERATIONS	394,365.43	840,670.57	1,235,036.00	717,369.88	31,963.55	549,629.67	33,450.13	0.00
0027 - CONSERVATION-LAND ACQUISITION	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0028 - RECORDER'S ELECTRONIC TRANS FD	855.61	0.17	855.78	0.00	0.00	855.78	0.00	0.00
0030 - LOCAL GOVERNMENT OPIOD ABATEME	92,080.35	2,485.72	94,566.07	18,326.36	65.95	76,305.66	65.95	0.00
1500 - CAPITAL PROJECTS	501,202.31	54,500.00	555,702.31	86,826.95	0.00	468,875.36	0.00	0.00
1505 - ENVIRONMENTAL HEALTH	143,161.68	46,617.00	189,778.68	27,496.02	6,049.58	168,332.24	11,031.66	0.00
1510 - CONSERVATION	159,601.45	51,378.00	210,979.45	175,794.95	1,631.19	37,165.69	2,776.29	0.00
1517 - ARPA Fund	151,702.24	0.00	151,702.24	53,782.44	-17,626.32	80,293.48	1,955.56	0.00
2000 - DEBT SERVICE	199,397.62	150,870.99	350,268.61	325,300.00	0.00	24,968.61	0.00	0.00
4000 - EMERGENCY MANAGEMENT AGENCY	558,109.59	523,282.34	1,081,391.93	534,918.21	-2,843.35	543,630.37	2,337.72	0.00
4001 - EMA RESERVES	147,450.00	0.00	147,450.00	0.00	0.00	147,450.00	0.00	0.00
4005 - SAW TEAM FUND	2,806.01	0.00	2,806.01	0.00	0.00	2,806.01	0.00	0.00
4010 - E911 SERVICE FUND	428,052.46	134,513.84	562,566.30	83,952.17	1,601.09	480,215.22	4,088.50	0.00
4011 - E911 MISC	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4015 - TRI-COUNTY HAZ MAT	5,161.14	16,000.00	21,161.14	3,155.95	-1,504.80	16,500.39	0.00	0.00
4050 - SOLID WASTE AGENCY	59,583.88	598,213.91	657,797.79	553,750.94	-25,505.86	78,540.99	731.91	0.00
4100 - ASSESSOR	426,017.05	140,101.17	566,118.22	128,918.18	-1.56	437,198.48	635.74	0.00
4101 - ASSESSOR-SPECIAL APPRAISAL	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4120 - HOSPITAL MAINTENANCE	20,108.78	510,092.04	530,200.82	519,656.98	0.00	10,543.84	0.00	0.00
4140 - AGRICULTURAL EXTENSION	4,145.39	105,211.34	109,356.73	107,183.10	0.00	2,173.63	0.00	0.00
4150 - HOTEL/MOTEL TAX FUND	3,746.08	5,101.34	8,847.42	4,009.77	-2,585.93		1,159.69	
4160 - M/H/S EMPOWERMENT AREA FUND	0.00	0.00	0.00	0.00	0.00		0.00	
4200 - DISTRICT SCHOOL	230,219.96	5,920,520.94	6,150,740.90	6,030,868.68	0.00		0.00	
4300 - MERGED AREA COLLEGES	27,047.23	691,101.59	718,148.82	703,937.91	0.00		0.00	
4400 - CORPORATIONS	41,174.37	2,472,515.13	2,513,689.50	2,482,522.01	0.00		0.00	
4450 - CITY SPECIALS	334.36	5,153.76	5,488.12	3,248.65	0.00		0.00	
4700 - TOWNSHIPS	10,305.90	218,793.76	229,099.66	224,000.54	0.00		0.00	
4800 - BANGS & TB ERADICATION	33.40	848.91	882.31	864.76	0.00		0.00	
5010 - AUTO LICENSE	539,234.50	1,654,363.09	2,193,597.59	1,928,950.19	0.00		0.00	
5020 - USE TAX	194,609.12	1,234,147.72	1,428,756.84	1,229,775.78	0.00		0.00	
5040 - ANATOMICAL GIFT	0.00	0.00	0.00	0.00	0.00		0.00	
5090 - TAX IN ADVANCE	22,037.32	29,327.86	51,365.18	0.00	0.00		0.00	
5100 - UNAPPORTIONED TAX	0.00	0.00	0.00	0.00	0.00		0.00	
5110 - MONIES & CREDITS	0.00	0.00	0.00	0.00	0.00		0.00	
5120 - TAX SALE FUND	0.00	130,251.08	130,251.08	130,251.08	15,245.24		15,245.24	
5300 - RECORDER'S ELECTRONIC FEE FUND	127.57	1,227.06	1,354.63	1,163.06	0.00		0.00	
5310 - DOR-DEBT COLLECTION	574.52	0.00	574.52	0.00	0.00		0.00	
5311 - CLERK-DEBT COLLECTION	0.00	0.00	0.00	0.00	0.00		0.00	
8500 - PARTIAL HEALTH INSURANCE FUND	491,939.68	50,115.49	542,055.17	87,302.62	-3,910.74		5,047.38	
8517 - Old ARPA	0.00_	0.00	0.00	0.00	0.00		0.00	
Report Totals:	11,059,083.40	25,106,172.24	36,165,255.64	25,113,438.50	-113,832.06	10,938,335.08	166,461.68	0.0

I hereby certify the above report to be a true and Accurate account of transactions during the Period(s) specified.



(Pub. TRIB August 12, 2025 - 308)

Public Notice

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

CITY OF HARLAN,

12,703.75

.531.84

.95.00

150.00

350.00

34.980.28

.330.42

.4.318.69 .91,265.11

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, lowa, 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 fac-

simile 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 demand-

ed 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 lowa TTY at I-800-735-2942) Important: You are advised to seek legal advice to protect your interests.

Public Notice

IN THE IOWA DISTRICT COURT IN AND FOR SHELBY COUNTY ORIGINAL NOTICE FOR PUBLICA-TION

Case #: EQCV020779 NEW AMERICAN FUNDING, LLC,

JASON ANDREW SEGEBART, CARI ANN SEGEBART, SECRETARY OF HOUSING AND URBAN DEVELOPMENT,

LVNV FUNDING LLC, CROWN ASSET MANAGEMENT LLC, AND PARTIES IN POSSESSION,

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 de scribed as: THE LAND IS DESCRIBED AS 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 lier 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 a 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

THIS MEANS THAT THE SALE OF THE MORTGAGED PROPERTY WILL OCCUR PROMPTLY AFTER ENTRY OF JUDG-MENT UNLESS YOU FILE WITH THE COURT A WRITTEN DEMAND TO DELAY THE SALE. IF YOU FILE A WRITTEN DE-MAND, THE SALE WILL BE DELAYED UN-TIL THREE MONTHS FROM ENTRY OF JUDGMENT IF THE MORTGAGED PROP-ERTY IS YOUR RESIDENCE AND IS A ONE-FAMILY OR TWO-FAMILY DWELL-ING OR UNTIL TWO MONTHS FROM ENTRY OF JUDGMENT IF THE MORT-

GAGED PROPERTY IS NOT YOUR RESI-DENCE 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.

IF YOU DO NOT FILE A WRITTEN DEMAND TO DELAY THE SALE AND IF THE MORTGAGED PROPERTY IS YOUR RESIDENCE AND IS A ONE-FAMILY OR TWO-FAMILY DWELLING, THEN A DEFICIENCY JUDGMENT WILL NOT BE ENTERED AGAINST YOU. IF YOU DO FILE A WRITTEN DEMAND TO DELAY THE SALE, THEN A DEFICIENCY JUDGMENT MAY BE ENTERED AGAINST YOU IF THE PROCEEDS FROM THE SALE OF THE MORTGAGED PROPERTY ARE INSUFFICIENT TO SATISFY THE AMOUNT OF THE MORTGAGED DEBT

AND COSTS.

IF THE MORTGAGED PROPERTY IS NOT YOUR RESIDENCE OR IS NOT A ONE-FAMILY OR TWO-FAMILY DWELL-ING, THEN A DEFICIENCY JUDGMENT MAY BE ENTERED AGAINST YOU WHETHER OR NOT YOU FILE A WRITTEN DEMAND TO DELAY THE SALE.

You are further notified that unless you are and within a reasonable time there.

serve and, within a reasonable time there after, file a motion or answer on or before SEPTEMBER 15, 2025 in the Iowa District Court for Shelby County, Iowa, at the Courthouse in Harlan, Iowa, judgment by default will be rendered against you for the relief demanded in the Petition. This case has been filed in a county that

utilizes electronic filing. Please review Iowa Court Rules Chapter 16 for general rules

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 le

gal 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 Local News Editorials** Weather **Sports** Weddings **Obituaries Births Classifieds** Ads Sales

