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Sentinel

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Le Mars, IA

Online ONLY - BID NOW Vehicles, Trailers, Tools, Parts & MORE!

Pick up in STURGIS, SD Mon., June 23rd, 10:00am

LIVE & Online

Farm Equipment Auction Featuring *LARGE* High Quality, Top Late Model Case IH Equipment in SUPER Condition and XTREMELY Well Cared For! Which Include: Combine, Tractors, Planter, Tillage Equipment & MUCH MORE! Dana Sitzmann Estate Upcoming Online Only Firearms and Hunting Accessories Auction

July 23rd - July 27th **Plymouth County Fair** Sat.- 2:00pm Life Skills Quilt Auction - Century Hall Sun. - 4:00pm Quilts of Valor Sun. - 4:30pm Fair Auction

Pioneer Village Mon. July 28th, 9:00am Livestock Ribbon Auction For Sale

Knox County Feeders, Inc. Bloomfield, Nebraska BROCK AUCTION CO., INC. Le Mars (712) 548-4634 "The Land Marketing Professionals for Over 100 Years"

GOD BLESS AMERICA

1 FOR SALE

LOTS FOR sale in Remsen in the Arens 2nd addition. 712.540.0944

14 FOR RENT

2000 SQ ft commercial space for rent. Newly built in the last 3 years. Open concept with 1 office room and break room. Handicap accessible with large parking area. Located at 210 Plymouth ST SW in LeMars. Call 712-546-4004 for inquiry.

THE SHED multi-size storage units available. Call 712-546-

15 HOMES FOR RENT

HOME FOR rent in Marcus, Iowa, 2 bedrooms plus. No pets. No smoking. References required. 712-229-5050 more

17 APTS FOR RENT

FOR RENT: 1, 2 & 3 bedroom apartments. Rent based on income. Smoke free apartments. Please call 712-580-5360.

FOR RENT: spacious one bedroom apartment in Remsen, \$550/month. Secure building, all utilities included. 712-540-5655.

21 HELPWANTED

LE MARS COMMUNITY Schools-

Elementarv Instructional Aides \$18.80 hr, IPERS, paid holidays, optional health insurance stipend. If interested, apply online at www. lemarscsd.org Open until filled. EOE

LE MARS COMMUNITY Schools: MS Instructional Aides, \$18.80 hr, IPERS, paid holidays,

optional health insurance sti-pend. If interested, apply online at www.lemarscsd.org. Open until filled. EOE

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THE IOWA DISTRICT COURT
FOR PLYMOUTH COUNTY
CASE NO.: ESPR020624
NOTICE OF PROBATE OF
WILL, OF APPOINTMENT OF
EXECUTORS, AND NOTICE TO
CREDITORS
IN THE MATTER OF
THE ESTATE OF
JUDITH K. BOWMAN, DECEASED

JUDITH K. BOWMAN, DECEASED
To All Persons Interested in
the Estate of Judith K. Bowman, Deceased, who died on or about May

You are hereby notified that on June 3, 2025, the Last Will and Testament of Judith K. Bowman, deceased, bearing date of March 27, 2025, was admitted to probate in the above named court and that Judy Stokesberry and Belinda DeWitt have been appointed. have been appointed Executors of the estate. Any action to set aside the will 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: June 3, 2025 Judy Stokesberry Executor of Estate 522 South Washington Street Remsen, Iowa 51050 Belinda DeWitt Executor of Estate 1530 Hwy 78 Mt. Pleasant, Iowa 52641

James L. George Attorney for Executors 17 First Avenue N.E. P. O. Box 508

P. O. Box 308 Le Mars, IA 51031 Date of second publication 13th day of June, 2025 (#394845)

LE MARS COMMUNITY newsprint

Schools. Bus Mechanic- Must possess a CDL or be willing to obtain. The school district will provide assistance in obtaining the necessary certification, if needed. The selected candidate will be responsible for supplying their own hand tools. The district will reimburse up to \$300 per year for tools. 45 hrs/ wk with the opportunity to make approximately \$59,000 Benefits include single health insurance and IPERS. If interested, apply online at www.lemarscsd.org. Open until filled. EOE

OUR CLASSIFIEDS run in the Le Mars Sentinel, Shopper's Guide and Remsen Bell-Enterprise. Call 712-546-7031 to get yours listed.



LEGAL NOTICE
PUBLIC NOTICE REGARDING PROPOSED AMENDMENTS TO THE PLYMOUTH COUNTY ZONING ORDINANCE MAP. The Plymouth County Board of
Adjustment will hold public hearings on the following items of business herein
after in detail, on the 19th day of June 2025 at 9:30 AM or as soon thereafter
as the matter may be considered. Hearings will be held in the basement of the
Plymouth County Courthouse Annex, Le Mars, Iowa. All interested persons
who wish to be heard in respect to the hearings should appear at the hearing.

(3)

Dee Schultz, of 16507 Mahogany Avenue, is requesting a Variance of the requirements in regards to the splitting of this lot into two parcels. 16507/16509 Mahogany Avenue is parcel 12-04-400-020 and is a property located in part of the SE ¼, NE ¼ and part of the NE ¼, SE ¼ of Sec. 4, America twp. Steven Chapman
Plymouth County Zoning Administration

Plymouth County Zoning Administrator

IN THE IOWA DISTRICT COURT OF PLYMOUTH COUNTY ORIGINAL NOTICE FOR PUBLICATION

Primebank Plaintiff,

Eakes Inc....

David Fason

VS. Unknown Heirs, Devisees, Creditors, or other Claimants with an interest in the property of Debbie S. Holsinger, Deceased; Jesse Holsinger; Misti Holsinger; Jenna Walsh; State of Iowa, Department of Revenue; Unknown spouse, if any, of Jenna Walsh; Unknown spouse, if any, of Jenna Walsh; Unknown spouse, if any, of Jesse Holsinger; Unknown spouse, if any, of Misti Holsinger; Parties in Possession, et al. eftendants.
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 March 31, 2025, 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 \$45,974.51, with 2.25% per annum interest thereon from October 1, 2024, 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 July

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 July 16, 2021, located in Plymouth county, lowa:

Lot Four (4), Except North Three (3) feet, Block Thirty-three (33), Seventh Addition to the Town of Remsen, commonly known as 518 Franklin St, Remsen, IA 51050 (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 Emily Bartekoske, of SouthLaw, P.C.; whose address is 4601 Westown Pkwy, Suite 250, West Des Moines, IA 50266.

NOTICE

The plaintiff has elected foreclosure without redemption.

....supplies

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MOVE-IN READY CONDO

Move-In Ready Condo #401

38R | 3BA | Finished Basement

\$299,000

PENDING

1480 6th Ave SW | Le Mars

\$350,000

well closina

Dell Marketing.....MACHINES & FIXTURES

Send legals to: legals@lemarssentinel.com

NOTICE OF BOND SALE

Time and Place of Sale: Sealed bids or electronic bids for the sale of General Obligation School Bonds, Series 2025, of the Le Mars Community School District, in the County of Plymouth, State of lowa (the "Issuer"), will be received at the Board Room, Education Service Center, 940 Lincoln Street SW of the District until 1:30 P.M. on June 24, 2025. The bids will be publicly opened at that time and evaluated by the Superintendent, Board Secretary and Business Manager, and Municipal Advisor and referred for action at the meeting of the Board of Directors.

Inleeting or the Board of Directors.

Sale and Award: The sale and award of the bonds will be held at the Board meeting scheduled at 5:00 P.M. on the same date.

The Bonds. The bonds to be offered are the following:

GENERAL OBLIGATION SCHOOL BONDS, SERIES 2025, in the principal amount of not to exceed \$49,970,000 to be dated August 5, 2025 (the "Bonds").

*The Issuer may increase or decrease asst materials by the first of the series of the serie

2025 (the "Bonds").

*The Issuer may increase or decrease each maturity, but the total amount to be issued will not exceed \$49,970,000.

Manner of Bidding: Open bids will not be received. No bid will be received after the time specified above for receiving bids. Bids will be received by any of the following methods:

• Sealed Bidding: Sealed bids or electronic proposals may be submitted and will be received at the Board Room, Education Service Center, Le Mars Community School District, Le Mars, Iowa.

• Electronic Bidding: Electronic bids via PARITY® will be received at the Board Room. Education Service Center. Le Mars Community School

Board Room, Education Service Center, Le Mars Community School
District, Le Mars, Iowa. The bids must be submitted through PARITY®.

Official Statement: The Issuer has issued an Official Statement of information pertaining to the Bonds to be offered, including a statement of the Terms of Offering and an Official Bid Form, which is incorporated by request as a part of this notice. The Official Statement may be obtained by request defended to the Secretary of the Board of Discotors.

as a part of this notice. The Official Statement may be obtained by request addressed to the Secretary of the Board of Directors, Le Mars Community School District, 940 Lincoln Street SW, Le Mars, Iowa 51031, (712) 546-4155; or Matt Gillaspie, Piper Sandler & Co., 3900 Ingersoll, Suite 110, Des Moines, Iowa 50312, (515) 247-2353.

Terms of Offering: All bids must be in conformity with and the sale must be in accordance with the Terms of Offering as set forth in the Official Statement.

Legal Opinion: Bonds will be sold subject to the opinion of Ahlers & Cooney, P.C., Attorneys of Des Moines, Iowa, as to the legality and their opinion will be furnished together with the printed bonds without cost to the purchaser and all bids will be so conditioned. Except to the extent necessary to issue and all bids will be so conditioned. Except to the extent necessary to issue their opinion as to the legality of the Bonds, the attorneys will not examine or review or express any opinion with respect to the accuracy or completeness

of documents, materials or statements made or furnished in connection with the sale, issuance or marketing of the Bonds.

Rights Reserved: The right is reserved to reject any or all bids, and to waive

any irregularities as deemed to be in the best interests of the public.

By order of the Board of Directors of the Le Mars Community School District in the County of Plymouth, State of Iowa.

/s/ Lisa Boehm Secretary of the Board of Directors of the Le Mars Community School District (#395252)

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 six months (or three 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 July 24, 2025, and within a reasonable time thereafter, you must file your motion or answer with the Clerk of Court for Plymouth County, at the county courthouse in Le Mars, 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 712-279-6035. If you are hearing impaired, call Relay Iowa TTY at 1-800-735-2942

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 lowa Court Rules Chapter 16. You may find information concerning protection of personal information in court filings in lowa Court Rules Chapter 16, Division VI.

CLERK OF THE ABOVE COURT Plymouth County Courthouse 215 4th Avenue Southeast, Le Mars, IA 51031

IMPORTANT:
YOU ARE ADVISED TO SEEK LEGAL ADVICE AT ONCE TO PROTECT
YOUR INTERESTS.

LEGAL

June 3, 2025
Le Mars, Iowa
The Plymouth County Board of Supervisors met in the Courthouse
Boardroom on June 3, 2025 at 9:30 a.m. All members were present. All
votes following are a roll call vote of an aye per each board member, unless
otherwise indicated. Chairman Don Kass called the meeting to order and the

Pledge of Allegiance was recited.

Motion by Anderson, seconded by Meis, to approve the 6/3/25 Board

meeting agenda. Motion Carried.

Motion by Manley, seconded by Van Otterloo, to approve the 5/27/25 Board meeting minutes. Motion Carried.

meeting minutes. Motion Carried. Motion by Anderson, seconded by Van Otteloo, to approve the 5/30/25 payroll issued and approve the 6/3/25 claims. Motion Carried. Motion by Meis, seconded by Manley, to approve a 5-year lease renewal for the rental of one office at 2nd Ave. Services Building by Iowa Vocational Rehabilitation Services of the Iowa Workforce Development. Motion Carried. Rob Bixenman, City of Le Mars Mayor and Dustin Wright, Floyd Valley CEO were present to discuss the LeMars Betterment Foundation Phase 3 Projects and sources of funding for the projects totaling approximately \$11 million dollars. They are asking for a pledge of \$50,000 of County funds in order to show local support for acquiring state grant funds

order to show local support for acquiring state grant funds.

Motion by Anderson, seconded by Van Otterloo, to table the discussion and decision for one week of how much to pledge of county general funds to the City of Le Mars Betterment Foundation for park improvements in Le Mars.

the City of Le Mars Betterment Foundation for parking.

Motion Carried.

Motion by Anderson, seconded by Meis, to approve CC Willer Addition, a minor subdivision in Section 6 of Johnson Township. Motion Carried.

Motion by Van Otterloo, seconded by Manley, to approve the purchase of 2 tailgates sanders and 2 snow plows for \$51,018. Motion Carried.

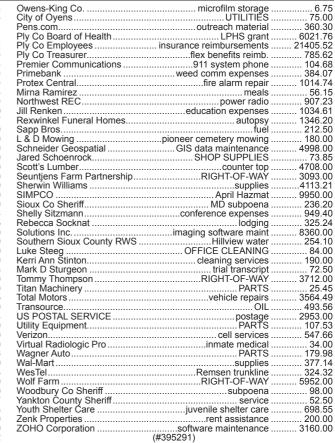
The Board of Supervisors adjourned the meeting at 10:46 am. Stacey Feldman, Plymouth County Auditor Don Kass, Plymouth County Chairman

Plymouth County – Claims paid on 6-3-2025

DARTS 178.19

Plymouth County – Claims paid on 6-3-2025		
AFC Industries	PARTS	178.19
City of Akron	UTILITIES	74.36
Akron Hometowner		
Jaclyn Arens		
Cole Beitelspacher		
Bomgaars		
Misty Bubke		
Callyo 2009 Corp		
Certified Laboratories		
Steven Chapman	milage	126.77
Cole Papers		
Coleman Moore		
Culligan Water	water	69.25
Cummins Sales and Service	generator repairs	1347.94
CWD	food supplies	455.78

David Easoii	well closing .	360.41
	maintenance services .	
ENVISION FLOORINGS	carpet & installation .	2383.92
Floyd Valley Healthcare	medical examiner .	264.00
FORCE America	PARTS .	599.86
Frontier	phones . ASPHALT CONCRETE .	1702.50
GCC Alliance Concrete	ASPHALT CONCRETE .	13711.00
Get Branded 360	uniform .	321.55
Gordon Flesch	copier maint agreement .	65.29
Govconnection	hard drives, supplies .	680.89
Grainger	supplies .	117.57
Greenway Lawn Care	spraying . BRIDGES .	182.40
H & H Dirt Work	BRIDGES .	45059.60
Hillcrest Pork	RIGHT-OF-WAY .	3169.00
	well shock reimb .	
Brent Hobson	GROUNDS .	620.00
Horizon Distribution	car washFY 25-26 premiums .	100.00
IMWCA	FY 25-26 premiums .	14538.00
Iowa DNR	BRIDGES .	875.00
lowa DOT	BLADES .	9589.20
Iowa Information	publications .	2084.94
Iowa International Center	interpreting services .	67.65
Iowa One Call	locate service .	48.60
ISCTA	dues .	250.00
	PARTS .	
Jack's Uniforms	uniform .	83.90
	UTILITIES .	
	supplies .	
City of LeMars	water .	44.50
LeMars ACE Hardware	supplies .	310.45
LeMars Agri Center	EROSION CONTROL .	1925.00
L.G. Everist Inc	MATERIALS .	931.94
Mail Services	print tax stmts .	9300.00
Brady Marienau	well closingH&H enclosed trailer .	551.20
Marx Trailer	H&H enclosed trailer .	8000.00
	SHOP SUPPLIES .	
Carl McIntyre	uniform .	128.39
MidAmerican Energy	gas .	75.43
MP Carwash	wash cards . CORRUGATED METAL PIPE .	300.00
Northern IA Const Products	CORRUGATED METAL PIPE .	23719.00
Northern Lights Foodservice	food suppliesFILTERS .	1297.67
O'Reilly Auto Parts	FILTERS .	89.58
	well closing .	
Stormy Olson	uniform .	171.19
Shawn Olson	parts .	3553.02
	supplies .	999.72



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Are you creative, organized, and passionate about digital media? Join our team as a Digital Marketing & Communications Coordinator!

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3BR | 1.75 BA | 4.61 Acres

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