

Legal Notices

IN THE IOWA DISTRICT COURT FOR MARION COUNTY

JUVENILE DIVISION
IN THE INTEREST OF
*Juvenile No. JVJV062735
*SUMMONS AND NOTICE
C.O.
A CHILD.
TO: TO ANY AND ALL
PUTATIVE FATHERS TO
THE CHILD, C.O., BORN ON
06.14.2023.

You, and each of you, are hereby notified as follows:

- 1.That a Petition has been filed with the Clerk of Court.
- 2.That this matter will come on for hearing at 2:00 P.M.. on the 18th day of June, 2025, in the Fourth Floor Courtroom, Marion County Courthouse Knoxville, Iowa.
- 3.That the juvenile has a right to counsel at public expense; that the parents may, upon proper application and qualification, be appointed counsel.

Kelly Ruhnke or Designee
Marion County Clerk of Court
Marion County Courthouse
Knoxville, IA 50138

Notice of Sheriff's Levy and Sale IN THE IOWA DISTRICT COURT IN AND FOR MARION COUNTY STATE OF IOWA MARION COUNTY }

Case#: EQCV098359
NEW AMERICAN FUNDING, LLC, FKA BROKER SOLUTIONS INC. OBA NEW AMERICAN FUNDING

VS
HARLAN C TERLOUW AND DONNA L TERLOUW, IN REM
X Special Execution
General Execution
Other

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)

X Real Estate
Personal Property
X Described Below

On attached sheet:
To satisfy the judgment. The Property to be sold is

LOT 44 IN PRAIRIE RIDGE SUBDIVISION-PLAT 2, AN ADDITION TO THE CITY OF PELLA, IOWA.

Property Address: 2921 PRIMROSE LANE, PELLA, IA 50219

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

Sale Date: 08/05/2025
Sale Time: 11:00

Place of Sale: MARION CO LAW ENFORCEMENT CENTER, 211 N GODFREY LANE, KNOXVILLE, IA 50138

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: After the sale of real estate, defendant may redeem the property within 1 YEAR

X This sale not subject to Redemption.

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 acceptable.

Judgment Amount : \$ 178,062.00
Costs: \$11,001.49

Accruing Costs : PLUS
Interest \$12,674.55

Sheriff's Fees: Pending
Attorney

BRIAN G. SAYER
925 E 4TH ST

WATERLOO, IA 50703
(319)234-2530

Date: 05/28/2025
MARION COUNTY SHERIFF

NOTICE OF EXPIRATION OF RIGHT OF REDEMPTION

Iowa Code § 447.9
Certificate of Purchase No. REG Tax Sale – 2022-22074 (Marion County)

To: ALL UNKNOWN SUCCESSORS IN INTEREST TO BERT A. BANDSTRA AND ALL PARTIES INTERESTED IN THE ESTATE OF BERT A. BANDSTRA:

YOU ARE HEREBY NOTIFIED that on June 20, 2022, the following described real property, situated in Marion County, Iowa to wit:

Legal Description: STR 020-075-019 SW SE NE1/4 LY N OF CRK & S1/2 OF NW1/4 OF SW SE LY N OF CRK

Also described as:

That part of the South Half of the

NW 1/4 of the SW 1/4 of the SE 1/4 and of the NE 1/4 of the SW 1/4 of the SE 1/4 lying North of English Creek in Section 20, Township 75 North, Range 19 West of the 5th P.M.

Parcel Number: 0591300000 was sold at tax sale by the Treasurer of Marion County, Iowa, for the then delinquent and unpaid taxes and/or special assessments against the property, that a Certificate of Purchase was duly purchased by GLOBE TAX 5 LLC and sealed by the Treasurer of Marion County, Iowa, pursuant to said tax sale, which Certificate of Purchase is now lawfully held and owned by GLOBE TAX 5 LLC, and THE RIGHT OF REDEMPTION WILL EXPIRE AND A DEED FOR SAID PROPERTY WILL BE MADE UNLESS REDEMPTION FROM SAID TAX SALE IS MADE WITHIN NINETY (90) DAYS FROM THE COMPLETED SERVICE OF THIS NOTICE.

For information about your rights concerning a tax sale redemption and what steps are needed to redeem the tax sale certificate, please contact the Marion County Treasurer's office.

By: Katie M. Tegmeier, as Attorney and Agent for GLOBE TAX 5 LLC

Brown, Winick, Graves, Gross, and Baskerville, P.L.C., 666 Grand Ave, Suite 2000, Des Moines, Iowa 50309, (515) 242-2433, katie.tegmeier@brownwinick.com

NOTICE OF EXPIRATION OF RIGHT OF REDEMPTION

Iowa Code § 447.9

Certificate of Purchase No. REG Tax Sale – 2022-22074 (Marion County)

To: ALL UNKNOWN SUCCESSORS IN INTEREST TO WARREN A. REITER AND ALL PARTIES INTERESTED IN THE ESTATE OF WARREN A. REITER:

YOU ARE HEREBY NOTIFIED that on June 20, 2022, the following described real property, situated in Marion County, Iowa to wit:

Legal Description: STR 020-075-019 SW SE NE1/4 LY N OF CRK & S1/2 OF NW1/4 OF SW SE LY N OF CRK

Also described as:

That part of the South Half of the NW 1/4 of the SW 1/4 of the SE 1/4 and of the NE 1/4 of the SW 1/4 of the SE 1/4 lying North of English Creek in Section 20, Township 75 North, Range 19 West of the 5th P.M.

Parcel Number: 0591300000 was sold at tax sale by the Treasurer of Marion County, Iowa, for the then delinquent and unpaid taxes and/or special assessments against the property, that a Certificate of Purchase was duly purchased by GLOBE TAX 5 LLC and sealed by the Treasurer of Marion County, Iowa, pursuant to said tax sale, which Certificate of Purchase is now lawfully held and owned by GLOBE TAX 5 LLC, and THE RIGHT OF REDEMPTION WILL EXPIRE AND A DEED FOR SAID PROPERTY WILL BE MADE UNLESS REDEMPTION FROM SAID TAX SALE IS MADE WITHIN NINETY (90) DAYS FROM THE COMPLETED SERVICE OF THIS NOTICE.

For information about your rights concerning a tax sale redemption and what steps are needed to redeem the tax sale certificate, please contact the Marion County Treasurer's office.

By: Katie M. Tegmeier, as Attorney and Agent for GLOBE TAX 5 LLC

Brown, Winick, Graves, Gross, and Baskerville, P.L.C., 666 Grand Ave, Suite 2000, Des Moines, Iowa 50309, (515) 242-2433, katie.tegmeier@brownwinick.com

THE IOWA DISTRICT COURT MARION COUNTY

IN THE MATTER OF THE JAMES JOSEPH BURGESS

Deceased.

CASE NO. ESPR044046
NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of James Joseph Burgess, Deceased, who died on or about February 16, 2025:

You are hereby notified that on June 2, 2025, the Last Will and Testament of James Joseph Burgess, deceased, bearing date of October 28, 1992, was admitted to probate in the above-named court and that Douglas Allen Burgess was appointed Executor 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 this notice to all heirs of the

decendent 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
Executor of the Estate
Douglas Allen Burgess
1413 92nd Avenue
Knoxville IA 50138
James Vernon Hicks
Attorney for the Executor
Johnston, Hicks & Griffith
P.O. Box 268
Knoxville IA 50138
Date of Second Publication: June 13th, 2025
Probate Code Section 304

THE IOWA DISTRICT COURT MARION COUNTY

IN THE MATTER OF THE ESTATE OF JANICE MARGARET BEAVER, Deceased.

PROBATE NO. ESPR044047
NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Janice Margaret Beaver, Deceased, who died on or about April 14, 2025:

You are hereby notified that on June 2, 2025, the undersigned was appointed administrator of the estate.

Notice is hereby 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 four months from the date of the second publication of this notice or one month from the date of the mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred.

Dated on June 3, 2025
Ronia Klootwyk
Administrator of the Estate
3586 E. Pine
Des Moines, IA 50320
Address
James Vernon Hicks
Attorney for the Administrator
Johnston, Hicks & Griffith
P.O. Box 268
Knoxville IA 50138
Address
Date of second publication
June 13, 2025
Probate Code Section 230

THE IOWA DISTRICT COURT MARION COUNTY

IN THE MATTER OF THE ESTATE OF KENT D. BORCHERT

Deceased.

CASE NO. ESPR044043
NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Kent D. Borchert, Deceased, who died on or about May 19, 2025:

You are hereby notified that on May 20, 2025, the Last Will and Testament of Kent D. Borchert, deceased, bearing date of February 24, 2025, was admitted to probate in the above-named court and that Briana Jo Agan Borchert was appointed Executor 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 May 21, 2025
Executor of the Estate
Briana Jo Agan Borchert
45 W. Jefferson St., Apt. 409
Waterloo IA 50701

James Vernon Hicks
Attorney for the Executor
Johnston, Hicks & Griffith
P.O. Box 268
Knoxville, IA 50138
Date of Second Publication: June 6, 2025
Probate Code Section 304

NOTICE OF PUBLIC HEARING

The Pella City Council will hold a public meeting on June 17, 2025, at 6:00 P.M. to receive public comments relating to an amendment to a Planned Unit Development (PUD) submitted by The Estates of Pella, a Vintage Cooperative Community, to subdivide the property located at 505 Vintage Ln., Pella, IA 50219. The affected property is legally described as the following: Lot 1 in BOS LANDEN ESTATES, a Subdivision to the City of Pella, Iowa. This meeting is open to the public and all interested parties are invited to attend. The meeting will be held at the City of Pella's Public Safety Complex, 614 Main St., Pella, IA 50219. Those attending will have the ability to provide verbal comments during the dedicated public hearing. Written comments may be submitted via email, msmith@cityofpella.com, or mail to the City Clerk, 825 Broadway St., Pella, Iowa 50219.

Minutes of the Regular Meeting

Board of Directors of the Knoxville Community School District
May 27, 2025 Agenda
AGENDA:

I.Call to Order

The meeting was called to order by Board President Sullivan at 5:30 p.m.

II.Roll Call & Determination of Quorum

Present: Slykhuis, DeJong, Scott, Mick, Sullivan

Absent: None

III.Approval of Agenda / Conflict of Interest

Mick made a motion to approve the agenda as presented, seconded by Scott. Motion carried unanimously. No conflict of interest items were noted.

IV.Consider Consent Agenda

A.Meeting Minutes

1.Minutes of May 12, 2025 Regular Meeting

B.Personnel Recommendations

1.Hiring

a)Approve a contract with Jessica Duffy, high school speech sponsor, effective for the 2025-2026 school year

b)Approve a contract with Jessica Duffy, high school drama club sponsor, effective for the 2025-2026 school year

2.Volunteers

a)Approve all volunteers as presented

C.Agreements/Contracts

1.Approve the Classroom Clinic continuing agreement

Scott made a motion to approve the consent agenda items as presented, seconded by DeJong. Motion carried unanimously.

V.Communications

A.Presentation

1.Spanish Club Trip

a)Representatives from the KHS Spanish Club presented information about their recent trip to Panama and Costa Rica.

B.Publications

1.Classroom Clinic impact report

2.Cornestone Christian School

3.Steel Magnolias Flyer & Information

C.Public Comments

1.None

VI.Reports

A.The board received the monthly reports from the activities director and superintendent.

VII.New Business

A.Consider Overnight Trips

1.Girls Tennis

2.Boys Golf

3.Girls Golf

Mick made a motion to approve the overnight trips for girls tennis, boys golf, and girls golf as presented, seconded by DeJong. Motion carried unanimously.

B.Consider 28E Agreement for KHSAP with Pella Community School District

Slykhuis made a motion to approve the 28E Agreement for KHSAP with Pella Community School District as presented, seconded by Mick. Motion carried unanimously.

C.Consider The Knox Collective Agreement

Mick made a motion to approve The Knox Collective agreement as presented, seconded by DeJong. Motion carried unanimously.

D.Consider Proposal for Contracts with Heartland AEA

1.Special Education Services 2025-2028

2.Operational Sharing with Heartland AEA

Scott made a motion to approve the special education services agreement with Heartland AEA for 2025-2028 and the operational sharing agreement with Heartland

AEA as presented, seconded by Mick. Motion carried unanimously.

VIII.Announcements

A.Dates to Remember:

1.May 26: Memorial Day

2.May 27: School Board Meeting

3.May 27-29: Teacher PD & Work Days

4.June 6: Knoxville Education Foundation Mtg

5.June 9: School Board Mtg

B.Items to be placed on the next agenda:

1.Consider Board Memberships

2.Consider/Renew Insurance Policies

3.Consider Plans and Procedures for Approving Late Bills

IX.Adjournment

The meeting adjourned at 5:52 pm.

Board President

Board Secretary

NOTICE

Notice is hereby given that on the 16th day of June 2025, at 6:15 p.m., a public hearing will be held before the City Council of Knoxville, Iowa, in the Council Chambers of City Hall located at 305 S. 3rd Street to consider approval of a construction contract for the Knoxville Façade Improvements project.

City of Knoxville, Iowa

Jodie Wyman, City Clerk

The Marion County Zoning Commission

will hold a public hearing on June 17, 2025 AT 5:00 p.m.

Marion County Office Building 3014 E. Main St.

Knoxville, IA 50138

Marion County Zoning Commission is inviting you to a scheduled Zoom meeting.

Join Zoom Meeting

https://us06web.zoom.us/j/87896720612?pwd=ba4RcR3ljugbXktKzVn8uz7u9Q2.1

Meeting ID: 878 9672 0612

Passcode: 564789

Public comments related to any matter on the agenda can be emailed to mpoffenbarger@marioncountyiowa.gov before the meeting or presented at the meeting.

For questions concerning any item on the agenda please contact the Marion County Zoning Office (641) 828-2231 option 9.

A public hearing will be held for the proposed request: The request is to rezone Parcel 2199400300 from A-1; Agricultural to A-R; Ag Residential to allow for further rural residential development.

The request is a requirement of the Marion County Zoning Ordinance 55.23 (6) to further divide Parcel 2199400300 in a tract of land (40 acres) that exceeds the allowed 4 buildable lots in a tract of land in the A-1 Zoning District.

The property owners are Cassandra and Nicholas Sawhill.

Parcel Number: 2199400300

Legal Description: The East 806 feet of the SW ¼ of the NE 1/4; and the East 806 feet of Government Lot 3 lying North and East of the former Right-of-Way of the Wabash Railroad Company; all in Section 6, Township 77 North, Range 21 West of the 5th P.M., except the following 2 tracts: 1. That part thereof conveyed to the United States of America by Deed recorded in Book 88, Page 206, Land Deed Record; and 2. That part of said Lot 3 conveyed to the United States of America by Warranty Deed recorded in Book 239, Page 485, Deed Record.

Melissa Poffenbarger

Marion County Zoning Administrator

The Marion County Zoning Commission

Will be holding a public hearing on

June 17, 2025, at 5:00p.m.

At Marion County Office Building 3014 E. Main St., Knoxville, IA 50138

Members of the public are welcome to attend. All meetings are “in person” meetings. Virtual options are available at this time.

Marion County Zoning Commission is inviting you to a scheduled Zoom meeting.

Join Zoom Meeting

https://us06web.zoom.us/j/87896720612?pwd=ba4RcR3ljugbXktKzVn8uz7u9Q2.1

Meeting ID: 878 9672 0612

Passcode: 564789

Public comments related to any matter on the agenda can be emailed to: mpoffenbarger@marioncountyiowa.gov or presented at the meeting.

For questions concerning any item on the agenda please contact the Marion County Zoning Office (641) 828-2231 option 9.

A public hearing will be held for the following:

The property owners: Two Rivers Coop, Otley, IA

Legal Description: Otley Original Block 1 Lots 1-4, Vacant Alley & Block 2 & Vacant Chestnut & Vacant Jefferson St. & Vacant Railroad Right of Way, Otley, IA (Parcel 2259901000). (Brief legal)

Request being presented: Site plan review as required by 55.29 Marion County Zoning Ordinance for a proposed 24,018 sf dry fertilizer storage building.

Melissa Poffenbarger

Marion County Zoning Administrator

REQUEST FOR BIDS

Project Number:

L-COLINERD26-5

Bids will be accepted by the County Engineer of Marion County at their office in Knoxville, Iowa, until 10:00 AM, on Tuesday, June 17, 2025 for the various items of construction work listed below.

Plans, specifications and proposal forms for the work may be seen and may be secured at County Engineer

All proposals must be filed on the forms furnished by the County, sealed and plainly marked. Proposals containing any reservations not provided for in the forms furnished may be rejected, and the County Board reserves the right to waive technicalities and to reject any or all bids.

Attention of bidders is directed to the Special Provisions covering

the qualifications of bidders and subletting or assigning of the contract.

As a condition precedent to being furnished a proposal form, a prospective bidder must be on the current Iowa Department of Transportation or local county list of qualified bidders; except that this requirement will not apply when bids are received solely for materials, supplies, or equipment.

MARION County shall issue sales tax exemption certificates through the Iowa Department of Revenue and Finance to the successful bidder and an subcontractors to enable them to purchase qualifying materials for the project free of sales tax.

Description of the Proposed Work: L-COLINERD26-5

Reclamation of the existing HMA and Seal Coat and Stabilizing with Portland Cement. Placing 5 inches of HMA on the stabilized base.

Description

Units

Quantity

FULL DEPTH RECLAMATION

SY 13896.0

MINERAL STABILIZING

AGENT TON 1168.0

GRANULAR SHOULDERS,

TYPE B TON 910.000

PAVEMENT SCARIFICATION