

# PUBLIC NOTICES

## NOTICES

Audien Hearing. The worlds first hearing aid with touch-screen controls. No tiny buttons, apps or prescriptions. 45-day risk free trial. Free shipping. Lifetime support. More than 1.5 million happy customers. Call Audien 1-855-304-1545

Jacuzzi Bath Remodel can install a new, custom bath or shower in as little as one day. For a limited time, waiving ALL installation costs! (Additional terms apply. Subject to change and vary by dealer. Offer ends 12/27/26.) Call 1-866-456-3917

Does your basement or crawl space need some attention? Call Thrasher Foundation Repair! A permanent solution for water-proofing, failing foundations, sinking concrete and nasty crawl spaces. FREE Inspection & Same Day Estimate. \$250 off ANY project with code GET250. Call 1-866-554-1730

Safe Step. North America's #1 Walk-In Tub. Comprehensive lifetime warranty. Top-of-the-line installation and service. Now featuring our FREE shower package and \$1600 Off for a limited time! Call today! Financing available. Call Safe Step 1-844-376-4154

Prepare for power outages today with a Generac Home Standby Generator. Act now to receive a FREE 5-Year warranty with qualifying purchase. Call 1-855-954-5087 today to schedule a free quote. It's not just a generator. It's a power move.

## REAL ESTATE – SALE

Apartment For Rent FOR RENT: One bedroom apartments for qualified seniors. Utilities paid, small pets allowed. Autumn Park Apartments, 330 N. Main, Chariton, Iowa. Ph 641-774-4201 to see an apartment today. Equal Housing Opportunity.

## LEGALS

Chariton Municipal Water Board Meeting March 9th, 2026 The Chariton Water Board met Monday, March 9th, 2026, at 5:30 p.m. at the water office. Members present were Mike Loew, Chairman, Carl Tubbs, Vice Chairman, Shelli Byers, Secretary, and board members Jim Burbridge and Evelyn Hull. Also, present was Brad Robbins, Water Superintendent and Bill Howes, Chariton Newspaper.

Loew called the meeting to order at 5:30 p.m. with roll call. Loew asked for approval of the agenda. Burbridge made a motion to approve the agenda, Tubbs seconded. Motion approved. (5-0)

Loew asked for a motion to approve the February 9th, 2026 minutes. Byers made a motion to approve the minutes from the February 9th, 2026 meeting, Burbridge seconded the motion. Motion approved. (5-0)

Loew asked for approval of the monthly report of operations and approval of monthly bills for February, 2026. Robbins answered questions on the bills. Tubbs made a motion to approve the monthly report of operations and approval of monthly bill's; Hull seconded the motion. Motion approved. (5-0)

Payroll, Salaries.....\$18,570.56 Eftps, Medicare/ Fica.....\$2,013.82 City of Chariton, Sewer/ St. Sewer.....\$87,937.34 Eftps, Medicare/ Fica.....\$1,913.14 Ia Public Emp Ret Sys, Ipers.....\$4,148.25 Alliant Energy, Elec/ Gas.....\$1,319.41 Us Cellular, Cell phones.....\$216.07 Infomax, Copy machine rental.....\$118.02 Weststream, Phones.....\$454.40 Postmaster, Postage on bills.....\$655.67 Alliant Energy, Elec/ Gas.....\$1,582.77 Badger Meters, Services for February 2026.....\$138.83 Bomgaars, Pack of AA batteries.....\$18.99 Chariton Newspaper, Legals.....\$250.93 Chariton Water Petty Cash, Postage due, pickup wash, water bill.....\$98.02 City of Chariton, Diesel/ Unleaded, & 10 boxes of copy paper.....\$1,287.94 First Interstate Bank, Sales tax January/ Service charges January.....\$324.94 GM Builders & Son, Helped with main break on Hwy 14.....\$600.00 Iowa Sales Tax, Water Excise tax.....\$5,334.85 Lockridge, Distribution supplies.....\$29.01 Meter & Technology, Meters.....\$3,885.54 Microbac Labs, Samples.....\$94.50 Rathbun Reg Water, Water bill.....\$27,081.10 True Value, Padlock/ single cut key.....\$45.48 UECO Utility Equipment, Shut off tool/ roll of copper.....\$1,605.63 United Healthcare, Dental/ Life.....\$330.84 USDA, Cash Reserve.....\$1,283.00 USDA, Cash Reserve.....\$1,118.00 USDA, Yearly Payment.....\$333.33 USDA, Monthly loan payment.....\$12,821.00 USDA, Monthly loan payment.....\$11,176.00 US Postal Service, Post office box fee.....\$106.00 Wellmark BCBS, Health Ins.....\$6,049.74 Water Deposit Refund Ethan Drake, Meter

## LEGALS

Refund.....\$43.37 Tammy Brink, Meter Refund.....\$18.37 Karelle Adams, Meter Refund.....\$43.37 Product differential for January was 23.45%. Public input: There was no public input. New Business: Loew asked for discussion and possible action on Lawyer transition letter. Robbins explained that our current lawyer Brent Hinders has left his firm to become a partner in another firm. We have been provided a transition letter asking of we want to follow him or stay with our current firm of Hopkins and Huebner. Robbins stated that he is fine staying with Hopkins and Huebner. Byers made a motion to stay with our current firm, Burbridge seconded the motion. Motion approved. (5-0)

Loew asked for discussion and possible action on credit card company processing fees. Robbins explained that the water department had received notice from Gworks that credit/ debit card fees would be going up as well as ACH fees. ACH fees will be going from \$1.30 to \$3.00 at the beginning of April. After a brief discussion on options Hull made a motion for the water department to cover \$1.50 of fees for customers that are signed up for autopay and pay with an e-check, Burbridge seconded the motion. Motion approved. (5-0)

Loew asked for discussion and possible action on what our process will be as the penny is going away. Robbins stated that he does not expect this to be an issue for quite some time, but when it is time customers will be able to either pay extra and have a credit on their account, or pay a little less and carry over into the next month. There was no motion, this was informational only.

Loew asked for discussion and possible action on possible water rates increase. Robbins stated that the water department is expected to break even this year, but looks for expenses to go down next year after we are done painting water towers. Robbins also stated that sewer fees will be going up this year on July 1st. After a brief discussion Hull made a motion to table this item until the May meeting, Burbridge seconded the motion. Motion approved. (5-0)

Loew asked for discussion and possible action on city sewer billing agreement. Robbins stated that the current billing agreement will expire on July 1, 2026. The board asked Robbins to set down with the City Manager and work on a proposal that would work for both departments. There was no action on this item at this time.

Old Business: Loew asked for discussion and possible action on office phone system upgrades. Robbins asked for this item to be tabled until he has more information on this item.

Under other business in front of the board, Robbins stated that he will ask the engineer to extend the permits on the highway 14 and Lockridge projects.

Motion to adjourn at 6:20 p.m. by Tubbs, seconded by Byers. Motion approved. (5-0)

Robert Robbins Minutes recorder Shelli Byers Secretary

City of Russell Public Hearing Council Meeting March 12, 2026

Present: Mayor Chris Feehan, Council Members: Casey DeHoedt, Brian Harryman, and Robert Smith. and City Clerk Cindy Smith. Absent: Jay Pierschbacher and Casey Slack.

Mayor Feehan opened the meeting at 5:30 pm.

Casey DeHoedt motioned to open the public hearing meeting and this motion was seconded by Brian Harryman. Aye-All approved. Motion carried, public hearing is opened.

Robert Smith motioned to approve the agenda and this motion was seconded by Casey DeHoedt. Ayes all approved. Motion carried agenda approved.

No guests were present.

Casey DeHoedt motioned to close the public hearing meeting and this motion was seconded by Brian Harryman. Ayes-all approved. Public hearing closed.

Casey DeHoedt motioned to adjourn the meeting and Brian Harryman seconded the motion. Meeting adjourned.

Approved by: Mayor Chris Feehan Attest: Cindy A Smith, City Clerk

## IN THE IOWA DISTRICT COURT OF LUCAS COUNTY

Servbank, N.A. Plaintiff, vs. Lucus W. Blanchard a/k/a Lucas Blanchard; Shelby Blanchard; Parties in Possession; Midland Credit Management, Inc, et al. Defendants.

EQUITY NO: EQCV033944 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 November 21, 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 \$99,864.23, with 3.75% per annum interest thereon from May 1, 2025, 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 December 21, 2021, located in Lucas county, Iowa:

**The South One-half (S½) of the East Ninety-five feet (95') of the Northeast Quarter (NE1/4) Out Lot Fifteen (15) in the Original Town of Chariton, Lucas County, Iowa, known as the South One-half (S½) of the East Ninety-five feet (95') of Lot One (1) in Out Lot Fifteen (15) in the Original Town of Chariton, Lucas County, Iowa; AND the North Forty-five feet (45') of the East Sixty-three and**

## LEGALS

**One-half feet (63½) of Lot Nine (9) in Out Lot Fifteen (15) in the Original Town of Chariton, Lucas County, Iowa,** commonly known as 225 N 12th St, Chariton, IA 50049 (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 Arlet Costilla, 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. 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 April 23, 2026, and within a reasonable time thereafter, you must file your motion or answer with the Clerk of Court for Lucas County, at the county courthouse in Chariton, 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 515-286-3394.

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 Lucas County Courthouse 916 Braden Avenue, Chariton, IA 50049

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

## IN THE IOWA DISTRICT COURT FOR LUCAS COUNTY IN THE MATTER OF THE ESTATE OF CATHY L DONNER, Deceased.

PROBATE NO: ESPR021659 NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR AND NOTICE TO CREDITORS

To all persons interested in the estate of Cathy L Donner, deceased, who died on or about January 13, 2026:

You are hereby notified that on March 9, 2026, the Last Will and Testament of Cathy L Donner, deceased, bearing the date of December 29, 2025, was admitted to probate in the above-named court and that the undersigned was appointed Executor of the estate. Any action to set aside the Will must be brought in the District Court of the above county within the later to occur of four months 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 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. Dated: March 9, 2026. Rose June, Executor of Estate 15061 Hwy D 25 Alden, IA 50006 Abigail M. Hillers, ICIS#: AT0010403 Attorney for Executor Brown, Winick, Graves, Gross, and Baskerville, PLC 666 Grand Avenue Suite 2000 Des Moines, IA 50309 Phone: (515) 242-2400 Email: abigail.hillers@brownwinick.com Date of second publication March 27, 2026

## CITY NAME: NOTICE OF PUBLIC HEARING - CITY OF CHARITON - PROPOSED PROPERTY TAX LEVY CHARITON

Fiscal Year July 1, 2026 - June 30, 2027

The City Council will conduct a public hearing on the proposed Fiscal Year City property tax levy as follows:

Meeting Date: 4/6/2026 Meeting Time: 04:15 PM Meeting Location: City Hall 115 South Main Street Chariton, Iowa 50049

At the public hearing any resident or taxpayer may present objections to, or arguments in favor of the proposed tax levy, the City Council will publish notice and hold a hearing on the proposed tax budget.

City Website (if available) www.chariton.org

Iowa Department of Management	Current Year Certified Property Tax 2025 - 2026	Budget Year Effective Property Tax 2026 - 2027	Budget Year Proposed Property Tax 2026 - 2027
Taxable Valuations for Non-Debt Service	120,201,460	138,812,888	138,812,888
Consolidated General Fund	1,056,840	1,056,840	1,184,928
Operation & Maintenance of Public Transit	0	0	0
Aviation Authority	0	0	0
Liability, Property & Self Insurance	163,838	163,838	172,568
Support of Local Emergency Mgmt. Comm.	0	0	0
Unified Law Enforcement	0	0	0
Police & Fire Retirement	0	0	0
FICA & IPERS (If at General Fund Limit)	218,798	218,798	228,122
Other Employee Benefits	309,863	309,863	340,373
Capital Projects (Capital Improv. Reserve)	0	0	0
Taxable Value for Debt Service	122,386,844	141,404,527	141,404,527
Debt Service	634,098	634,098	635,323
<b>CITY REGULAR TOTAL PROPERTY TAX</b>	<b>2,383,437</b>	<b>2,383,437</b>	<b>2,561,314</b>
<b>CITY REGULAR TAX RATE</b>	<b>19.73449</b>	<b>17.08642</b>	<b>18.36768</b>
Taxable Value for City Ag Land	291,207	351,938	351,938
Ag Land	875	875	1,058
<b>CITY AG LAND TAX RATE</b>	<b>3.00375</b>	<b>2.48623</b>	<b>3.00375</b>
<b>Tax Rate Comparison-Current VS. Proposed</b>			
Residential property with an Actual/Assessed Valuation of \$100,000/\$110,000	Current Year Certified 2025/2026	Budget Year Proposed 2026/2027	Percent Change
City Regular Residential	936	900	-3.85
Commercial property with an Actual/Assessed Valuation of \$300,000/\$300,000	Current Year Certified 2025/2026	Budget Year Proposed 2026/2027	Percent Change
City Regular Commercial	4,068	4,203	3.32

Note: Actual/Assessed Valuation is multiplied by a Rollback Percentage to get to the Taxable Valuation to calculate Property Taxes. Residential and commercial properties have the same rollback percentage through \$150,000 of actual/assessed valuation.

Reasons for tax increase if proposed exceeds the current: The City levy rate is decreasing.

## LEGALS

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 this 10th day of March, 2026.

Dustin Deterding, Executor of the Estate 107 Futon Drive Des Moines, IA 50313

Joel S Hjelmaas, ICIS PIN No: AT0003496 Attorney for the Executor Pearson Bollman Law 1415 28th Street, Suite 160 West Des Moines, IA 50266 Date of second publication March 20, 2026

## THE IOWA DISTRICT COURT FOR LUCAS COUNTY IN THE MATTER OF THE ESTATE OF DAVID DEAN MORIARTY, Deceased

CASE NO. ESPR021657 NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of David Dean Moriarty, Deceased, who died on or about January 30, 2026:

You are hereby notified that on February 26, 2026, 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 March 17, 2026. Victoria L. Norris, Administrator of the Estate 302 South 7th Street Chariton, Iowa 50049 Jenna K. Lain, ICIS#: AT0010353 Attorney for the Administrator Meyer & Lain P.O. Box 678 Chariton, IA 50049

Date of second publication March 27, 2026

Probate Code Section 230

## THE IOWA DISTRICT COURT FOR LUCAS COUNTY IN THE MATTER OF THE ESTATE OF EARL E. KEITH, Deceased

CASE NO. ESPR021654 NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Earl E. Keith, Deceased, who died on or about January 10, 2026:

You are hereby notified that on March 6, 2026, the Last Will and Testament of Earl E. Keith, deceased, bearing date of October 8, 2021, was admitted to probate in the above-named court and that Rose June 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 (4) months from the date of the second publication of this notice or one (1) 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: March 9, 2026. Rose June, Executor of Estate 15061 Hwy D 25 Alden, IA 50006 Abigail M. Hillers, ICIS#: AT0010403 Attorney for Executor Brown, Winick, Graves, Gross, and Baskerville, PLC 666 Grand Avenue Suite 2000 Des Moines, IA 50309 Phone: (515) 242-2400 Email: abigail.hillers@brownwinick.com Date of second publication March 27, 2026

## LEGALS

### IN THE IOWA DISTRICT COURT FOR LUCAS COUNTY (JUVENILE DIVISION)

In the Interest of M.H., a child To: Evan Halsted

To the above-named necessary parties, by this reference made a part of this original notice: You are notified that a Petition for Child In Need of Assistance in the above-entitled action has been filed in the Office of the Clerk of this Court by the State of Iowa, by and through the Lucas County Attorney. You and each of you are further notified that you are a necessary party to this action, and that said petition asks no claim of personal judgment against you, and said petition seeks to find the child identified in the caption of this notice is a Child in Need of Assistance.

Petitioner prays to the Court for an order finding the child is a Child in Need of Assistance.

The attorney for the Petitioner is Brandon J. Shelton, whose address is 1920 Court Avenue Chariton, IA 50049. That attorney's phone number is (641) 774-5965; facsimile number (877)572-4461. A hearing on this petition is scheduled for the 27<sup>th</sup> day of March, 2026, at 9:00 A.M. You must serve a motion or answer within twenty (20) days after service of this Original Notice upon you, and within a reasonable time thereafter, file your motion or answer, with the Clerk of Court of Lucas County, at the county courthouse in Chariton, IA if you do not 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 Court because of a disability immediately call your district ADA coordinator at (515)286-3394. (If you are hearing impaired, call Relay Iowa TTY at 1-800-735-2942.) Lucas County Attorney, Brandon Shelton

## THE IOWA DISTRICT COURT FOR LUCAS COUNTY IN THE MATTER OF LAWRENCE J SHAW, Deceased

CASE NO. ESPR021658 NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Lawrence J Shaw, Deceased, who died on or about February 10, 2026:

You are hereby notified that on March 6, 2026, 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 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: March 9, 2026. Rose June, Executor of Estate 15061 Hwy D 25 Alden, IA 50006 Abigail M. Hillers, ICIS#: AT0010403 Attorney for Executor Brown, Winick, Graves, Gross, and Baskerville, PLC 666 Grand Avenue Suite 2000 Des Moines, IA 50309 Phone: (515) 242-2400 Email: abigail.hillers@brownwinick.com Date of second publication March 27, 2026

## LEGALS

date of the mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated on March 6, 2026. Tracy Backus, Administrator of the Estate 2907 39th St. Des Moines, IA 50310 Tara J Higgins, ICIS#: AT0008830 Attorney for the Administrator 400 Locust Street Ste. 380 Des Moines, IA 50309

Date of second publication March 20, 2026 Probate Code Section 230

## IN THE IOWA DISTRICT COURT FOR LUCAS COUNTY (JUVENILE DIVISION)

In the Interest of A.W., a child To: Lidia Wright

To the above-named necessary parties, by this reference made a part of this original notice: You are notified that a Petition for Termination of Parental Rights in the above-entitled action has been filed in the Office of the Clerk of this Court by the State of Iowa, by and through the Lucas County Attorney. You and each of you are further notified that you are a necessary party to this action, and that said petition asks no claim of personal judgment against you, and said petition seeks termination of the parental rights of both natural parents of said child identified in the caption of this notice.

Petitioner prays to the Court for an order terminating the parent-child relationship and parental rights of the parents of said child and transferring the guardianship and legal custody of said child to the Iowa Department of Human Services.

The attorney for the Petitioner is Brandon J. Shelton, whose address is 1920 Court Avenue Chariton, IA 50049. That attorney's phone number is (641) 774-5965; facsimile number (877) 572-4461. A hearing on this petition is scheduled for the 27<sup>th</sup> day of March 2026 at 1:00 P.M. You must serve a motion or answer within twenty (20) days after service of this Original Notice upon you, and within a reasonable time thereafter, file your motion or answer, with the Clerk of Court for Lucas County, at the county courthouse in Chariton, IA. If you do not, 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 Court because of a disability, immediately call your district ADA coordinator at (515) 286-3394. (If you are hearing impaired, call Relay Iowa TTY at 1-800-735-2942.)

Like us on Facebook!

Coolest THING MADE IN IOWA

What is the coolest thing made in Iowa?

Nominations are Open

Submit a product today!

www.coolethingia.com

City Telephone Number (641) 774-5991